City of Asheville Staff Report

City Council Meeting Date: June 9, 2026

Staff Resources: Tony McDowell, CFO, Finance and Management Services Director, Lindsay Spangler, Budget and Performance Manager

Action Requested: Adoption of an ordinance amending the Fiscal Year 2026-27 Fees and Charges Manual to incorporate changes to Parking Fund fees.

Background:

- On March 24, 2026, Council was presented with options for adjusting Parking Fund fees and charges.
- The proposed changes include:
    - Expansion of parking meters into South Slope, including up to 170 new meters
    - Increase of monthly permit fees in garages and lots
    - Increase of special event fee
    - Establishment of a “failure to pay” fee for garages
    - Applying a special event fee to lots in addition to garages
    - Use of on-street parking spaces without prior approval
    - Allowance of new monthly permit spaces to be designated
- In total, these changes are expected to increase Parking Fund revenue by $500,000.
- In order to operationalize the expansion into South Slope, the Proposed Budget includes $480,000 for the addition of a Parking Enforcement Supervisor and two part time Parking Enforcement Officers and the operating and capital costs of the meters.
- If approved, fee adjustments will become effective July 1, 2026.

Vendor Outreach: N/A

Council Vision 2036 Focus Area(s):

- A Financially Resilient City

Council Priority Recovery Area(s):

- Economic Recovery

Committee(s): N/A

Fiscal Impact: $500,000 in additional revenue and $480,000 in additional staff, operating, and capital costs are included in the FY 2026-27 Proposed Budget.

Suggested Motion:

- Motion to adopt an ordinance amending the Fiscal Year 2026-27 Fees and Charges Manual to incorporate changes to Parking Fund fees.

Attachment(s):

- Fees and Charges Ordinance

City of Asheville Ordinance Number _____

Ordinance amending the Fiscal Year 2026-27 Fees & Charges Manual

Now, therefore, be it ordained by the City Council of the City of Asheville that:

The following changes to the Fees & Charges Manual, be adopted:

Fee type	Current fee	Proposed fee	Change
Wall Street Garage Monthly Permits	$120	$140	$20
Rankin Garage Monthly Permits	$110	$130	$20
Biltmore Garage Monthly Permits	$130	$150	$20
On-street Monthly Permits (Lots 13, 14, 17, 18 and 19)	$60	$65	$5
Special Event Fee	$9	$10	$1
Failure to Pay Fee for Garages	$0	$15	$15
Special Event Fee for Lots	$0	$10	$10
Use of parking space for an entire day (metered, non-metered, and loading zone) without approved space closure	$0	$100	$100
Use of ADA parking space for an entire day without prior approved space closure	$0	$200	$200
New On-Street Monthly Permit Parking Locations	$0	$30-50	$30-50

That this ordinance shall be in full force and effective upon July 1, 2026.

Read, approved and adopted this 9th day of June, 2026.

_____

Esther E. Manheimer, Mayor

_____

Brad Branham, City Attorney

_____

Magdalen Burleson, City Clerk