

Olivia Sontag

From: Jack Sjolseth <jack@sjolseth.email>
Sent: Friday, February 15, 2019 4:00 PM
To: Olivia Sontag; Ann Hillier
Subject: PLN50880 Winslow Hotel

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Olivia,

We received a “heads-up” from The Property Management Group regarding the planned Winslow Hotel.

We had attended one of the initial meetings last year and were concerned about the small amount of parking planned for employees, guests, visitors and customers at the intended restaurant and music venue.

It was stated that most of the employees would be parking off-site (e.g. St. Barnabas Church) and the hotel would provide transportation to and from the church’s parking lot. We’re having a hard time thinking that this is a satisfactory long-term solution. And even if it is, there will be a number of hotel staff where off-site parking isn’t going to be viable.

We got the sense from their presentation that they expect a significant percentage of their customers are going to arrive on-island without transportation and are using that to suggest that much less than a 1:1 ratio of cars to hotel rooms is acceptable. That seems doubtful.

In addition, they seemed to imply that there will be available nearby parking that their customers can use – I read this to say that they think their customers can use the Madrone Village and Village Green parking spaces. These spaces are for the use of the residents and commercial customers within these properties and not used for over-flow from the hotel’s property.

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