

# City of Passaic Parking Authority Meeting

Wednesday March 19, 2025

7:00 p.m.

Zoom Virtual Meeting

ID: 862 2498 4096

**Commissioners Present:** Adam Buckstein, Denise Perez, Eugene Shpilsky and Lisset Lopez

**Commissioner Absent:** Daniel Ritz

**Staff Present:** Ricardo Fernandez/Executive Director, Omar Garcia/ CFO, Phil George Esq. /Attorney, Sonal Patel/Secretary

**Proper Notice:** Adequate notice of the meeting was provided by resolution of the Passaic Parking Authority adopted on December 18, 2024 setting forth a schedule of regular meetings for the year 2025, which was published and placed, on the city hall bulletin board by the office of the City Clerk.

## I. ROLL CALL

## II. PLEDGE OF ALLEGIANCE

## III. PUBLIC SESSION

No members of the public were present

**Moved:** Eugene Shpilsky

**Second:** Adam Buckstein

**For: 4      Against: 0      Abstain: 0      Not Present: 1**

## IV. Minutes

Approval of minutes from October 30, November 13, and December 18, 2024

**Moved:** Denise Perez

**Second:** Eugene Shpilsky

**For: 4      Against: 0      Abstain: 0      Not Present: 1**

## V. Resolutions

***RESOLUTION # PA 25-03-01 was removed ;there was no need for an executive session***

RESOLUTION AUTHORIZING CLOSED EXECUTIVE SESSION OF THE PASSAIC PARKING AUTHORITY ON March 19, 2025 AT 7:00 P.M. OR ANYTIME THEREAFTER TO DISCUSS PENDING LITIGATION; CONTRACT NEGOTIATIONS AND PERSONNEL MATTERS.

## VI. Bill List

**Moved:** Adam Buckstein  
**Second:** Eugene Shpilsky  
**For:** 4 **Against:** 0 **Abstain:** 0 **Not Present:** 1

## VII. UPDATES BY EXECUTIVE DIRECTOR RICARDO FERNANDEZ

- The parking deck is nearly complete and is ahead of schedule.
- New pay station equipment has been approved for a staff-less parking deck. This includes license plate readers, fob technology, various overnight and city vehicle options. We are finalizing the pricing structure, commuter passes, and logistics. Integration with ParkMobile and a dedicated app is underway to ensure user convenience. EV charging stations are also being incorporated.
- We have been implementing angled parking and striping of spaces throughout the city, with accompanying pay station upgrades. A temporary municipal lot is now available at 125 South Street.
- A meeting is scheduled with NJ Transit to discuss relocating the bus station on Main Avenue and tying it in with the Parking deck.

## VIII. CFO REPORT

- Mr. Omar Garcia reported that, as of 2024, court fines and meter receipts are approximately \$26,000 lower than last year. Permit revenue remains steady. With the addition of new parking opportunities, we expect to continue generating strong revenues.
- The temporary loss of revenue can be attributed to the Columbia and Jefferson lot and areas near Passaic City Hall, due to city employees utilizing those spaces during the construction of the new parking deck.

**CY 2024 Parking Revenue**

	COURT FINES CY 22, 23 & 24								METER RECEIPTS CY 22, 23 & 24				2022	2023	2024
	2022		2023		2024		23 vs 24				23 vs 24				
	TKTS	RCT	TKTS	RCT	TKTS	RCT	DIF TKTS	DIF RCT	2022	2023	2024	DIF RCT			
JAN	2,574	44,106	4,509	49,864	4,309	54,538	(200)	4,674	17,770	15,629	16,177	548	6,775	7,200	6,375
FEB	2,423	45,275	3,319	64,728	3,901	71,981	582	7,253	26,471	25,618	28,130	2,512	2,925	2,775	3,851
MAR	2,855	71,761	4,085	76,815	4,207	76,030	122	(785)	34,195	31,717	31,514	(203)	6,045	3,400	3,275
APR	4,440	86,493	3,862	71,854	4,110	78,261	248	6,407	34,215	32,662	32,200	(462)	6,725	6,875	6,225
MAY	4,075	82,183	3,064	57,179	3,523	64,349	459	7,170	28,447	33,760	32,996	(764)	2,700	1,925	3,725
JUNE	3,683	68,758	3,126	52,920	3,356	56,985	230	4,065	31,656	35,100	29,351	(5,749)	2,400	2,150	1,400
JULY	3,726	66,023	3,654	56,385	3,461	65,375	(193)	8,990	30,655	34,722	33,906	(816)	4,325	3,100	4,025
AUG	3,726	57,519	3,596	72,974	3,481	64,382	(115)	(8,592)	25,550	28,248	26,413	(1,835)	3,810	2,350	5,175
SPT	2,776	52,405	3,588	67,102	3,407	72,579	(181)	5,477	32,624	33,212	28,526	(4,686)	6,140	7,825	5,325
OCT	2,559	48,242	3,703	69,934	3,185	56,284	(518)	(13,650)	24,194	32,856	26,894	(5,962)	4,515	3,281	2,150
NOV	2,444	43,496	4,142	67,263	5,678	59,390	1,536	(7,873)	23,582	26,179	25,096	(1,083)	2,575	3,830	3,325
DEC	2,481	47,274	3,206	50,451	8,085	79,769	4,879	29,318	17,385	21,259	13,607	(7,652)	2,425	2,900	2,626
YTD TTL	37,762	713,535	43,854	757,469	50,703	799,923	6,849	42,454	326,744	350,962	324,810	(26,152)	51,360	47,611	47,477
Grand Total	37,762	713,535	43,854	757,469	50,703	799,923	6,849	42,454	326,744	350,962	324,810	(26,152)	51,360	47,611	47,477

**CY 2025 Parking Revenue**

	COURT FINES CY 23, 24 & 25								METER RECEIPTS CY 23, 24 & 25				2023	2024	2025
	2023		2024		2025		24 vs 25				24 vs 25				
	TKTS	RCT	TKTS	RCT	TKTS	RCT	DIF TKTS	DIF RCT	2023	2024	2025	DIF RCT			
JAN	4,509	49,864	4,309	54,538	8,123	79,580	3,814	25,042	15,629	16,177	11,286	(4,891)	7,200	6,375	4,350
FEB	3,319	64,728	3,901	71,981	13,141	103,522	9,240	31,541	25,618	28,130	18,121	(10,009)	2,775	3,851	3,151
MAR	4,085	76,815	4,207	76,030					31,717	31,514			3,400	3,275	
APR	3,862	71,854	4,110	78,261					32,662	32,200			6,875	6,225	
MAY	3,064	57,179	3,523	64,349					33,760	32,996			1,925	3,725	
JUNE	3,126	52,920	3,356	56,985					35,100	29,351			2,150	1,400	
JULY	3,654	56,385	3,461	65,375					34,722	33,906			3,100	4,025	
AUG	3,596	72,974	3,481	64,382					28,248	26,413			2,350	5,175	
SPT	3,588	67,102	3,407	72,579					33,212	28,526			7,825	5,325	
OCT	3,703	69,934	3,185	56,284					32,856	26,894			3,281	2,150	
NOV	4,142	67,263	5,678	59,390					26,179	25,096			3,830	3,325	
DEC	3,206	50,451	8,085	79,769					21,259	13,607			2,900	2,626	
YTD TTL	7,828	114,592	8,210	126,519	21,264	183,102	13,054	56,583	41,247	44,307	29,407	(14,900)	9,975	10,226	7,501
Grand Total	43,854	757,469	50,703	799,923	21,264	183,102	13,054	56,583	350,962	324,810	29,407	(14,900)	47,611	47,477	7,501

**XI. ADJOURNMENT**

**Moved: Eugene Shpilsky**  
**Second: Denise Perez**  
**For: 4 Against: 0 Abstain: 0 Not Present: 1**