

Main Street Business/Property Owner Stakeholder Survey (FEB 2023)

#	Name	What type of stakeholder are you?	Business Name (if applicable)	Main Street Address	1. Should Main Street be re-envisioned?	2. If you support design changes to Main Street, which design option would you most prefer?	3. If you would like to see Main St. closed to vehicular traffic, which segments of Main St. would you like to see closed (mark all that apply):	4. If parts of Main Street are closed to vehicular traffic, when would you like to see them closed? (mark all that apply):	5. Do you have any additional comments that you would like to share with us?
Main Street - 100 Block (PCH to Walnut)									
1	Stephanie Wilson	Business Owner	Fred's Mexican Cafe	300 Pacific Coast Hwy Ste 201	Yes, Please!	Main Street should remain as is but does need some streetscape improvements. Lighting, infrastructure, landscaping, wayfinding, etc	Open to two way traffic	Events only	We would like to see Main Street open year round with two way traffic. The street needs aesthetic upgrades as well as operational, such as, lighting, way finding, cleanliness, homelessness. There needs to be more of a universal look that flows through Main Street and the immediate areas. Downtown merchants have asked for years to have a portion of the downtown metered parking directed into a fund to be used for the upgrades in maintenance and beautification in the downtown area. Can the City take a look at that? Many downtown's are funded that way. We should look like a premier, luxurious surf destination.
2	wing lam	Business Owner	Wahoo's Fish Taco	120 Main Street	Yes, Please!	One Way Flex Street	PCH to Walnut (100 Block) Walnut to Olive (200 Block)	Permanently	closing the first 2 blocks makes the most sense since most of the retailers are on the first 2 blocks , and it gives everyone the same opportunities to have outdoor patios on the streets or sidewalks . it's hard to compete against all the restaurants on the 2nd block that have outdoor dining on the side walk . Things have gotten better , but everyone also took a hit from Pacific City's opening I'm pretty sure that we were the only ones that took advantage of the outdoor seating on the streets when we rented cement K-rails to create a patio
3	Buddy Molway	Property Owner	TheoryR Properties	300 PCH	Yes, Please!	How much will it cost? Its hard to have any imput without knowing cost and maint cost. who is paying for it?	Open to all, would want what is best for our tenants.	I want what is best for our Tenants and Residents. I want locals to feel safe walking down main street at anytime of day.	It is difficult to come up with ideas without calculating the cost of improvements first.(how much for the investment, and who is paying for maintenance) Considering all the necessary factors of safety, cleanliness, and attractiveness, it takes more than just bigger sidewalks to make downtown a desirable place for tourists and locals alike. (although that will help)The city has done an incredible job in hosting events that draw in a variety of ages, yet it seems locals remain apprehensive of the downtown area due to unwanted fear. In order to make sure these areas are enjoyable and secure for everyone, particularly families with children, we must learn to take a comprehensive attitude to improve the downtown experience. Our commitment to transforming the downtown atmosphere has already manifested, and we can further enhance it with our continued efforts. Thank you for your hard work in making downtown a better place.

4	Ann Mase	Property Owner		123 Main Street	No, Thank you!				All Main Street streets should be open to all parking. Stores lose money when there is limited parking for the shoppers.
5	James Delulio	Business Owner	PR Talent	117 Main Street, #208	Yes, Please!	Plaza	Olive to Orange (300 Block)	Permanently	Main Street HB should be more family friendly. It was evident with the limited street closure that more families were visiting DT HB. A plaza design will be a boon to businesses, residents and tourists. It will also hopefully encourage a greater variety of retail, moving us away from a heavy focus on bars and t-shirt shops to upscale and diverse retail establishments, appealing to a wider segment of the population. Pacific City and San Clemente are great examples of how design and the proper mix of retail can create a pleasant, family friendly environment in a beachside community. Let's goooooo!!!! :)
6	Jamal Abdelmuti	Both	jacks surfboards	101 main st	No, Thank you!				
7	Aaron Pai	Business Owner	Huntington Surf & Sport	300 PCH #410	Yes, Please!	Enhanced Streetscape (outdoor dining is good for Main Street!)	Walnut to Olive (200 Block)	Permanently	We love this City of Huntington Beach! Much LOVE and ALOHA! Aaron and the Pai family
Main Street - 200 Block (Walnut to Olive Avenue)									
8	Jose Ruiz	Business Owner	ihop	200 main st #116	Yes, Please!	Plaza	Walnut to Olive (200 Block)	Permanently	Please let me know what's going to happen thanks
9	Moe Kanoudi	Business Owner	Main Street Eyewear	200 Main Street unit 107	Yes, Please!	Plaza	Walnut to Olive (200 Block)	Permanently	Why did you open the second block before taking this surveys ? Working backwards will not have good results ! Will not happen in my lifetime but good luck !!
10	Greg Newman	Business Owner	Killarney's	209 Main street	Yes, Please!	Plaza	Walnut to Olive (200 Block)	Permanently	We had our best year at Killarney's and Baja Sharkeez from June 2021 to June 2022! Having the street closed with extended patios was an absolute Game Changer for us. The quality of the crowd on Main Street was drastically increased. Huntington Beach locals constantly tell us that they are enjoying Main Street businesses again after not coming to Main for many years. It would be a major mistake to get rid of this jewel the city has started to create, it just needs planning, a few visionaries and some beautiful continuity. Thank You!
11	Debbie Zuganelis	Property Owner	Robert Koury Properties	200 Main Street #206	Yes, Please!	Enhanced Streetscape	Walnut to Olive (200 Block)	Events only Weekends Seasonally (spring/summer)	* See response below.

12	Charlie Zablah	Business Owner	Charlie's Gyros	200 main st	Yes, Please!	Enhanced Streetscape	None	Events only	Please find a solution to the homeless problem. Thank you.
13	Kammy Major	Business Owner	Wet Dog Tavern	221 Main Street	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Permanently	
14	Ben Trainer	Property Owner		221 N. Main St	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Permanently	<p>When I moved to Huntington Beach in 1969, I lived directly across from City Hall. I continued to live downtown and had a business in a building on Main St. which is no longer there. I have seen many changes over the years and mostly not for the good of the downtown businesses. In fact, prior to the "Covid" changes on the first two blocks of Main and the closure to through traffic, the historical downtown MainSt. corridor was depressing and difficult for the business community. The expansion opportunity during Covid for "Parklets" provided a boost to the area for pedestrian traffic and a reawakening of the Main St. People actually commented to me as to how much improved and appealing Main Street had become.</p> <p>The current situation downtown Main is doomed by a rushed and inappropriate decision to shut it all down 3/1/23 without a decent public comment period, and without regard for how this reversion to the old through- traffic model will affect businesses that greatly benefitted from the closure. My hope is that the plaza plan can be implemented ASAP in order to give hope for another prosperous period for the downtown restaurants, and encouragement to pedestrians who will frequent the retailers. Bottom line, I fear that reverting to the old model will be overcome by inertia and the stagnation that preceded the closure will be there once again ad infinitum. Why not leave the situation in place now and until a new plan is implemented?</p> <p>Thanks for the opportunity to express my opinion.</p>

15	Nate Bernal	Business Owner	Sandbar	211 main st suite A	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Weekends Seasonally (spring/summer) Permanently	Through the Covid pandemic we had the rare opportunity to see the positive benefits of a more robust outdoor dining experience in downtown Huntington Beach. With the second block closed to traffic we saw more space for a widened walkway where tourists and locals alike felt more comfortable experiencing main street. We also saw great increases in food business and the return of many patrons who once thought downtown was strictly a bar and nightlife scene. A huge benefit was that we saw decreases in fighting and alcohol related issues. I believe that with the plaza option we have the most flexibility available to us for city to enhance the downtown experience and give us the tools needed to make Huntington Beach the premier California beach destination. Council has An opportunity to setup downtown Huntington Beach for a prosperous future and create a better version of our beloved city and I hope they do.
16	Maxine Daniel	Business Owner	ROCKY MOUNTAIN CHOCOLATE FACTORY	200 MAIN STREET #106	Yes, Please!	Plaza	Walnut to Olive (200 Block)	Events only Weekends Seasonally (spring/summer)	Outdoor dining has been a great enhancement. Would love to see it remain. Concerned about outdoor seating because the homeless would just hang around and they do cause a disturbance.
17	Ron Mclin	Business Owner	The longboard restaurant and pub	227 Main Street	Yes, Please!	There are better designs. We actually like one way Street one lane to get people to the 3rd block. The sidewalk doesn't have to be a straight line. It can curve to help retail businesses store front. This would create better parklet areas as well. Also giving more control of outside dining vs a straight line. If there were to be a public plaza space we'd like it to be without accommodations for to go dining due to sustainability issues, street food vendors and additional competition to the brick and mortar restaurants.	Walnut to Olive (200 Block)	Events only Weekends Seasonally (spring/summer)	We need to enhance the Main Street area. The downtown specific plan leaves it the way it is with dining against building and enhancements. This a reasonable improvement. We have a successful Main Street area that many cities would love to have. The last thing I want to see is 2nd block closed and no enhancement. We are for a public plaza space without accommodations for to-go dining due to sustainability issues and additional competition to the existing restaurants and or street food vendors.
18	Nate Bernal	Business Owner	Baja Sharkeez	211 Main Street Street	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Weekends Seasonally (spring/summer) Permanently	During the pandemic we realized that an expanded outdoor dining program was a huge improvement to the downtown Huntington Beach experience. Creating a emphasis on dinning is directly in line with goals that believe Huntington Beach wants for the downtown to help counter act the downtown bar or drinking atmosphere that has gotten us some negative attention over the years.

19	Chad Trainer	Business Owner	221 N MAIN STREET BEACH PROPERTIES LLC	221 Main Street	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Permanently	<p>As co-owner and landlord of a retail-heavy building on the 200 block, I can confidently say that the street closure is what has saved the retail on the street. Even prior to COVID-19, Main Street was turning into a ghost town. It needed some sort of revival, and the street closure proved to be what was needed. I do agree that the current closure scheme is a bit arbitrarily and haphazardly drawn up. But the answer is not to throw the baby out with the bath water, but, rather, to recognize that the closure has a lot of promise and can be improved. I have spoken to other business owners who are willing to contribute to street cleanup and other measures to ameliorate concerns about cleanliness and safety. HB is an outdoor destination, blessed with weather that not only permits outdoor seating but begs for it. The popularity of the outdoor seating proved this. Why waste one of the biggest draws the city has?</p> <p>I am unmoved by the lost parking meter revenue argument for reopening the street to traffic and parking. I am confident that increased sales tax revenue generated by thriving business due to the street closure dwarfs the lost parking meter revenue. Plus, if Main Street were to reopen to traffic, I am confident that the retail would continue on its pre-COVID slide toward becoming a ghost town. Why would people want to visit and park in a ghost town?</p> <p>I am confident that together we can make the street closure work and help Main Street and HB become an even bigger outdoor destination!</p>
20	Teresa Ramirez	Business Owner	Teresita's Mexican Restaurant	200 Main St Suite #109	No, Thank you!				
21	Charles Stoddard	Business Owner	Paladin Legal Defenders	221 Main Street, Suite Q,	No, Thank you!				
22	Greg Sutton	Business Owner	FHA Review	200 Main Street 204B	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Permanently	Close the street to cars! It's much friendlier and safer. We should be a unique downtown experience
23	Shawna Sakal	Business Owner	Sakal Surfboards	201 Main Street #A	Yes, Please!	Enhanced Streetscape	no closure at all	Never	Closing Main Street to traffic hurts retail stores.

24	Luis Lopez	Business Owner	Oc barbers parlor	200 Main st 113	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block)	Permanently	Main st is out dated. It would be amazing to see it get a face lift. Plaza style to offer an area where families can come and enjoy and not just the bars with drunks. We need a family ambience created.
25	Robert Jardine	Business Owner	Hurricane Bar & Grill	200 Main St #201	Yes, Please!	Enhanced Main Street with small patios on East side for restaurants, but leaving 20 min street parking for other businesses.	None.	Events only 4th of July and Tuesday for Street Fair.	After being located on Main Street for over 30 years, the decline in customer traffic noted over the past year has been extreme. The city parking structure adjacent our site has been rarely more than half full even during the summer. Over the past year I have been observing traffic flows on PCH both during the weekdays and weekends. Early in the summer, I noticed a fair amount of vehicles were turning onto Main Street, which led to traffic delays at the T-intersection as vehicles turning both left and right are affected by foot traffic and parking is usually full on 1st block. By the end of summer, almost no vehicles turned onto Main Street. While the added seats were needed during Covid closures, since the return of full capacity, I have not seen any of the patios more than 25% occupied with the exception of Sugar Shack. So to be fair to the locations on the East side, small patios would be more than adequate. Downtown HB, has so much to offer but I have always felt that Pacific City was built to be the "Walk Street" of Downtown and Main Street, a street to bring commerce to the area, people showing off their classic cars, and allowing traffic to flow through the area without being dammed up. There are still plenty of places to stroll in HB including the Pier, The miles of paths along the coast, and Pacific City. I knew our business was experiencing a huge reduction in revenues, but after attending the City Council meeting on Jan 17th, I heard how much the lack of traffic was hurting other small businesses, especially those on 3rd block and all 2nd floor restaurants. Lets consider a plan that is fair to all, improves the overall area, but still allows Main to be a "Street." Thanks for your time.
26	Dennis Boggeln	Business Owner	No Ka Oi	215 Main Street	Yes, Please!	I would like to see an open walking plaza with limited art work and musicians.	Walnut to Olive (200 Block)	Permanently except for events	The fountain is DATED. The elevators are often out of service and parts need to be manufactured on an as needed basis because they are so old they don't make spare parts anymore, they should be replaced. The parking structure is dark, dirty and occupied by street people. I would like to see patio dining moved against the buildings and move the pedestrian traffic into the street. There should be a regular police patrol perhaps on bikes? Having units parked at the ends of street will deter some problems but the druggies know they have no problems.

27	Cheri Boggeln	Both	Boggeln & Company	215 1/2 Main Street	Yes, Please!	Plaza	Walnut to Olive (200 Block)	Permanently	Patio space should be maximized for all businesses on Main Street. Law enforcement is needed to remove the drug users and mentally ill who are allowed to loiter on public property and scare away our patrons. Not sure why we would need sidewalks or cross walks if the street is closed. The plaza would serve as a walkway. The parking is not an issue downtown with the exception of a few weekends a year when there are special events, this will not change by adding back the parking spots. I park in the structure every day and have zero issue with finding a parking spot.
28	Patty Wirth	Business Owner	Funnel House	205 Main Street	Yes, Please!	Enhanced Streetscape	Walnut to Olive (200 Block)	Permanently	By keeping the existing sidewalk open, people can do window shopping as you walk along storefronts. Outdoor dining is an attraction that draws locals and tourists. The outdoor dining brings customers to eat and these diners also tend to shop while they're here. I often see shopping bags in customers hands as they come into the Funnel House for a treat. Our customers love to be able to get a funnel sundae and take it outside to enjoy with their family & friends on the tables in front. We have such great weather all year around and people want to enjoy this, outside while they dine.
29	Michele La Riccia	Business Manager	BJ's Brewhouse	200 Main Street	Yes, Please!	Plaza	Walnut to Olive (200 Block)	Seasonally	I believe most restaurants would like to increase their patio dining space. Thus a zero curb would open up the space more to accomodate walking space and large dining patios. However, what cost is passed along for this renovation to the lease holders? I do think that the 2nd Block closed has made Main Street a more safe environment. There is less noise pollution from cruising and yelling out of cars which have caused fights and incidents in the past. I would like to specially address relocating bike racks to side streets, and adding more public restrooms. Parking structure restrooms is not enough. If we desire Main Street to be a space that people would like to spend more time, I think this is necessary.
30	Jessica Turner	Both	The Sugar Shack Café	213 Main Street	No, Thank you!		None	Events Only	If you do chose to change Main Street, we just ask to please not take away any of our outdoor seating. Our customers enjoy sitting out front of our restaurant the most. We appreciate your consideration with this as it would drastically change the way we run our Family business since 1967. We love downtown Huntington Beach so much and don't want to see it be drastically changed other than being cleaned up. Thank you
31	Mike Ali	Business Owner	Ziggy's on Main	200 Main Street #115	Yes, Please!	Enhanced Streetscape	N/A	Events Only	N/A

Main Street - 300 Block (Olive to Orange Avenue)

32	Chai Ariya	Business Owner	Shabu on Fire	301 Main Street # 110	Yes, Please!	Enhanced Streetscape	All streets should remain open.	Events only	<p>Everyone should meet in the middle.</p> <p>Most of the residents may prefer to keep Main Street the same as pre-covid configurations. But most of the retailers (especially restaurants) prefer to keep their outside patios or be able to build the permanent outside patios since it is the new norms for most customers to enjoy their time in the open air settings.</p> <p>The solution should benefit both groups, such as keeping Main Street open for the convenience of the residents. However, at the same time, allowing or aiding the retailers to build more legitimate outside patio areas.</p>
33	Chai Ariya	Business Owner	Sushi on Fire	301 Main Street # 103	Yes, Please!	Enhanced Streetscape	All streets should remain open.	Events only	<p>Everyone should meet in the middle.</p> <p>Most of the residents may prefer to keep Main Street the same as pre-covid configurations. But most of the retailers (especially restaurants) prefer to keep their outside patios or be able to build the permanent outside patios since it is the new norms for most customers to enjoy their time in the open air settings.</p> <p>The solution should benefit both groups, such as keeping Main Street open for the convenience of the residents. However, at the same time, allowing or aiding the retailers to build more legitimate outside patio areas.</p>
34	John Parnakian	Property Owner	Bike Shop & Model Citizen	324-328 Main Street	No, Thank you!				<p>Keep Huntington Beach with the old town feel that I remember when I grew up there. Keeping the city clean and well maintained and business friendly.</p>
35	Savitur Badhwar	Business Owner	Indarra Modern Indian	301 Main St. 107	No, Thank you!				<p>Two way traffic. As is.</p> <p>Improvements- Nice lighting. Nice signs. Tree trimming. Art. Decorative pavement. Drapes and dress up sidewalks to look festive. Signs highlighting businesses all the way for block 300.</p> <p>Associations with pacific city and neighboring partnerships to drive more business to Main Street. Encouraging Main Street businesses to be a part of Huntington Beach to support social initiatives, city growth, emotional charm, history of HB, part of bike tours, among others.</p> <p>Thanks!</p>
36	Gokhan Kucuk	Business Owner		301 Main Street Carts 1,2,3	No, Thank you!				<p>Please keep Main Street the way it is and what we call home!</p>
37	Can Soylemez	Business Owner		301 Main Street	Yes, Please!	Enhanced Streetscape	None closed	Wouldn't like to see main closed at all.	<p>Main Street is an iconic strip and the flow of vehicle traffic is very important for the downtown businesses.</p>

38	Jim Hall	Business Owner	Surf city Ale House	301 Main St. #101 HB	No, Thank you!				<p>Ask for input. Vs asking what "bucket" you prefer. This isn't just a project. This is our livelihoods. Our employees livelihoods. It needs to be taken seriously.</p> <p>The street should be open to two way traffic. The pandemic is long over. The businesses that can expand on the patio space directly in front of their business without impeding foot traffic or visibility of other businesses and do not impose upon the street should be allowed to expand.</p> <p>The city should invest in the downtown. Lighting. Signage. Painted curbs. Art work. Decorative concrete. Tree trimming. Lighting that drapes one side of Main Street to other side of Main Street. Pest control management.</p> <p>City Staff needs to do abandon Studio 111 concepts. The plans are dated, not appealing, and didn't garner approval from many of the businesses.</p>
39	Robert Bolen	Both	Huntington Beach Realty Inc	322 Main	No, Thank you!				<p>The recent presentation that was given by city staff at the library on 2/10/2023 was incomplete, to say the least, and generally followed the inadequate plan that was designed at the request of City Staff and presented by studio 111 sometime ago. I believe, along with many of my fellow Main Street Merchants, we should remove all outdoor dining that was allowed due to COVID by March 1, 2023 as ordered by City Council action, open Main Street to two-way traffic as soon as possible, replace the parking meters, which will generate more needed revenue for the city, wherever an outdoor dining area was removed that took up pre-covid parking spaces, re-stripe all the Main Street parking spaces, deep clean Main Street and keep it that way for at least a year or two to see what the downtown merchants would like to have done to enhance Main Street. There are many ways to improve The Main Street Experience without closing the street and in my opinion a way to fund and maintain those enhancements without the need for a PBAD. We all have to work together to create a downtown that is beneficial to all businesses located on Main Street and the surrounding areas of Downtown HB. Please give me a call if you have any questions Robert Bolen</p>
40	Natalie Sussman	Business Owner	dash of sass	326 main street	Yes, Please!	Enhanced Streetscape	Keep all blocks open, it ruins business and takes away parking	Events only	<p>When the 3rd block was closed our Business was heavily affected. It was if not comparable, worst than covid times. It is not ideal for any retails stores or owners. I prefer to have the street completely open and as much parking open to the public on the main street.</p>

41	Dann Bean	Business Owner	Main Street Wine Company	301 Main St, #105	Yes, Please!	Plaza	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Permanently	It's time for everyone to realize that we are a major tourist destination with people visiting from all parts of the world . We must provide a downtown that is clean, vibrant and welcoming in order to draw or visitors from the hotels. Anyone who's done any traveling to Europe knows outdoor dining is a way of life with busy cafes dotted along wide pedestrian walkways. We have the perfect weather most of the year to provide such environment for both tourists and locals and it's time for change and beautify our downtown.
42	John Tillotson	Property Owner		301 Main Street	Yes, Please!	One Way Flex Street	One way traffic on Main Street	Events only	Suggest use of materials such as replicates of cobblestone.
43	Susie Smith	Business Owner	Makin Waves Salon	320 Main	No, Thank you!				Keep main street open to two way traffic as it was intended. Upgrade all lighting, including decorative. Repave sidewalks. Upgrade all landscaping including the corner planters. Enhance the z-park into a promenade with decorative lighting and public art.
44	Sandra Schulz-Taylor	Business Owner	Model Citizen	324 Main St	Yes, Please!	Enhanced Streetscape	Close it all or open it all. We need consistency. My hope is to keep the traffic flow.	Events only	I understand that we need to move forward as a community in order to attract larger events. I support that vision. My 1st preference would to have the street remain open. If you plan on closing the street, I hope that you consider one way traffic instead of a partial block closure. All of downtown needs a cohesive look and steady, consistent traffic flow. Thank you for asking, Sandy
45	Richard Fugnetti	Business Owner	Rockin Fig Surf Shop	316 Main Street	Yes, Please!	Enhanced Streetscape	None	Events Only	Yeah, Main Street could use a little restoration/redesign and hopefully more people will wanna come down and check it out. Thanks for all the hard work!
46	Sergio Avila	Business Owner	Avila's El Ranchito	318 Main Street	Yes, Please!	Enhanced Streetscape	None	Events Only	I'd love to see streetscape enhancements that would allow Avila's El Ranchito to have an outdoor dining patio on Main Street, as well as improved lighting. I support Main Street being open to two-way traffic. If parking has to be reduced to accomodate wider sidewalks then I would also support that effort.
Downtown Business not fronting first 3 blocks of Main Street (not included in aggregated results)									
47	Stephanie Wilson	Business Owner	Sandy's Beach Shack	315 Pacific Coast Hwy	Yes, Please!	Open to two way traffic - Beautification of Main Street and surrounding streets so they look unified.	None	Events only	See Fred's comments

48	Francesco Zara	Business Owner	Zerozero39 pizzeria	221 Main Street suite D	No, Thank you!				Please invest in cleaning, homeless problems and crime. Events and marketing. BID completely failed ! Thank you !!!!
49	Raymond Hartnett	Business Owner	The Irishman	301 Main Street (424 Olive)	Yes, Please!	One Way Flex Street	PCH to Walnut (100 Block) Walnut to Olive (200 Block) Olive to Orange (300 Block)	Permanently	

7	Main Street - 100 Block (PCH to Walnut)
24	Main Street - 200 Block (Walnut to Olive Avenue)
15	Main Street - 300 Block (Olive to Orange Avenue)
3	Downtown Business not fronting first 3 blocks of Main Street (not included in aggregated results)

*** #11 Additional Comment Response from Debbie Zuganelis (Property Owner Representative for Robert Koury Properties)**

I work for Robert Koury, who owns multiple buildings downtown. I have watched as the public areas of downtown have been allowed to become dirty, unkept, and uncared for. For many years, I was responsible for the property management of the Main Promenade, Inc., located at 200 Main Street in downtown. I have worked in conjunction with many Beach Parking Managers, their Department Managers, City Managers as well as Police Chiefs. The people in these positions have come and gone, and with them went the promise of increased budgets for deferred maintenance. The Main Promenade fountain which is owned by both the City of HB and the Main Promenade is a good example. The fountain has been in disrepair for the 13 years I have been working at 200 Main St. Although the City of HB owns 1/2 of the fountain, they do not contribute funds towards maintenance. During my tenure, the Main Promenade received approval for the Main Street Fountain Rehab Project twice, we were asked to provide proposals for the work which we did, and yet have never received funding. With our last request, we were told it would be included in the Downtown Enhancements Project. Recently, and without consultation with the owners of the Main Promenade, Inc., we received unofficial word that the City plans are now to permanently remove the fountain at 200 Main Street, which we adamantly oppose. We have met with countless City Council members over the past 10 years who have promised that the City would be putting funds into helping the downtown area clean up and yet here we are in 2023, and nothing has happened due to the bureaucracy of local government.

During the COVID shutdown, we were given hope after meetings with Oliver Chi and City Council members at that time, that monies that the City received for use by the State of California would be utilized for the enhancement of the first 3 (three) blocks of Main Street. We were told that the plans for permanent closure of at least the 2nd block would be voted on and it appeared that the Downtown Business District was finally moving into the 21st Century. With word that the 2028 Olympics would be coming to HB, a facelift to Main Street seemed even more likely. The City spent time and resources, hiring design firms to present multiple potential designs and we really felt things moving forward. With word of the impending positive outlook for downtown, many of our tenants began investing their resources, which were extremely scarce given the shutdown, investing in permits, outdoor dining furnishings, etc. believing that the street closure would be permanently closed to traffic. Property owners were invited to presentations of the street enhancement designs, etc., and they were led to believe they would have a say in the final decision given their extensive investments in the community. As time has moved on, it has become apparent that the same cycle of promises made and promises forgotten have continued with the new City Council immediately voting to dismantle the Main Street closure 3/1/23. Now, at this last meeting at the HB Library, we are presented with the exact same plans and designs that were presented to us at least 18 months ago. I am sure you can understand our lack of enthusiasm for beginning a process all over again with absolutely no hope of anything coming of it.

This said, we are not tied to any one solution for making downtown Main Street a safer and more attractive place for the public, tourists and locals, to enjoy. Here is our input:

1) OUTDOOR DINING (WITH OR WITHOUT STREET CLOSURE)

We would respectfully request that restaurants on the south side of the 2nd block be given the same rights to outside dining that the north side enjoys. We would like restaurants like Coach's Mediterranean Grill to have the choice to have outside dining where there is currently parking. We would like to be able to remove the small landscape areas at the corners of Walnut and Main and Olive and Main to be designed with larger outdoor patios.

2) STREET ENHANCEMENTS

New sidewalks, a consistent look for the street, high quality lighting at crosswalks both overhead and on the street like Seal Beach currently has for the safety of pedestrians. Signals for pedestrians would even be better. We would like the fountain to stay, be redesigned, and for it to continue to be a meeting place for so many people downtown. We would like music to be pumped in during the day on Main Street as now that traffic will be moving again down Main Street, this will not allow for the live performances to continue which have been such a great addition to the street and something that locals have raved about.

3) CONNECTION TO PACIFIC CITY

In order to compete with Pacific City and to attract tourists from the hotels to downtown, we absolutely need a lighted path from the Hotels to Pacific City to downtown. We have been waiting for this plan since Pacific City opened. There needs to be two lighted pathways (PCH and via Walnut) that lead people to downtown.

4) CLEANING AND SAFETY

We need more Malco employees cleaning on Main Street. The parking structure (all levels) and all downtown sidewalks need to be power washed more often. We need a constant police presence on Main Street. We have discussed the use of one of our offices upstairs at the 200 Main Street building being used as a Main Street Police Hub which we believe will help with the homeless problem as well as some of the more daily vandalism issues we now face.

The Parking Structure and the Main Promenade, Inc. at 200 Main need additional funding in order to fight the constant abuse in the stairwells (Graffiti), basement (homeless), elevators (vandalism) and cleaning of the general parking areas. We need additional budget funds so we can keep up with the cleaning and painting of common areas as this parking structure is the first view tourists and locals face when parking and visiting downtown.

Lastly, we believe all property owners should have a voice when it comes to discussions about proposed changes to Downtown HB. We also believe that voices of those smaller property owners like Bob Bolen should not be given more weight because they are louder in espousing their rhetoric. There are several large majority property owners who have invested significantly more money in our downtown community and whose voices should be heard and whose ideas should be considered.

Some people will never be happy with any ideas addressing change to the downtown area and will not stop their fight to keep it a remembrance of the 1970's. We must look to the majority, who want to create a safe, thoughtfully thought out plan for downtown and who are being held hostage by a few. I hope you will consider some of what I have offered. I am happy to serve on whatever committee, if one is formed, in order to represent Mr. Koury's preferences. I would be happy to join whatever task force or information group to assist this process forward.