

Urbee - Product Overview

Urbee Platform



Product Overview & User Guide

Prepared For: [Client Name]

Date: February 10, 2026

Version: 2.0 - Production Ready

Brand Identity: Urbee Gold (#fdb82e) - Vibrant, trustworthy, modern

Status: Deployed with 1,666+ RPS, 95% cache hit rate, <1ms response time

Table of Contents

1. [Platform Introduction](#)
2. [How It Works](#)
3. [User Types & Roles](#)
4. [User Journeys](#)
5. [Feature Walkthrough](#)
6. [Database Models](#)
7. [System Architecture](#)
8. [Mobile App Screens](#)
9. [Revenue Model](#)
10. [Security & Trust](#)

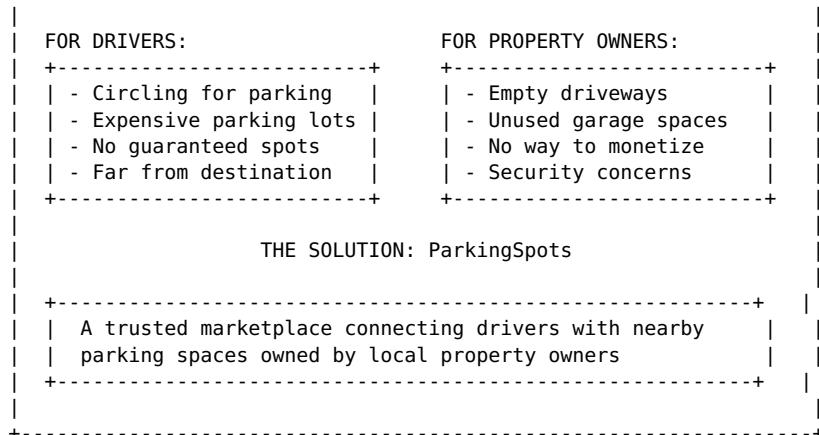
1. Platform Introduction

What is ParkingSpots?

ParkingSpots is a mobile marketplace that connects **parking space owners** with **drivers** who need parking. Think of it as "Airbnb for parking" - property owners can list their unused parking spaces and earn money, while drivers can easily find and book convenient parking near their destination.

The Problem We Solve

| THE PARKING PROBLEM | |
|---------------------|--|
| | |

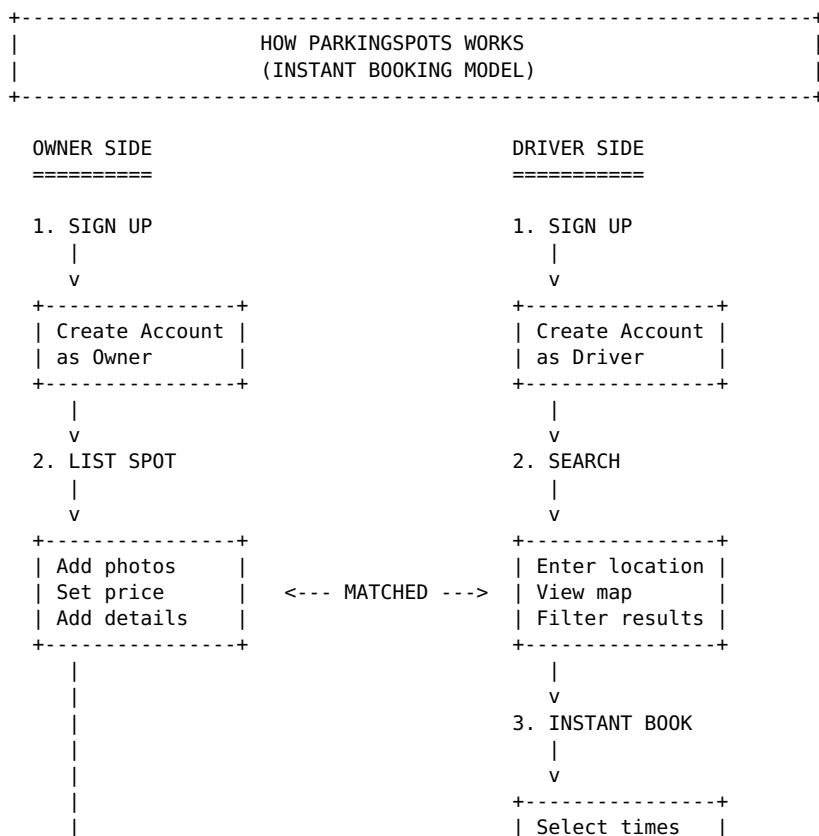


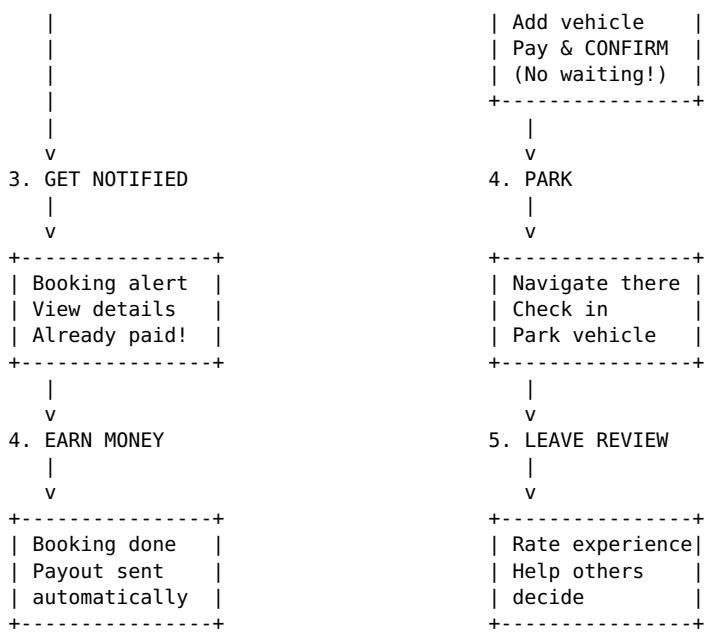
Key Benefits

| For Drivers | For Owners | For Your Business |
|-------------------------------------|--|---------------------|
| Find parking in seconds | Earn passive income 10% + \$0.50 per transaction | |
| Instant booking - no waiting | Flexible scheduling | Growing user base |
| Reserve spots in advance | Automatic payments | Low operating costs |
| Pay securely in-app | Build reputation | Scalable platform |
| Read reviews first | Full control | Data insights |

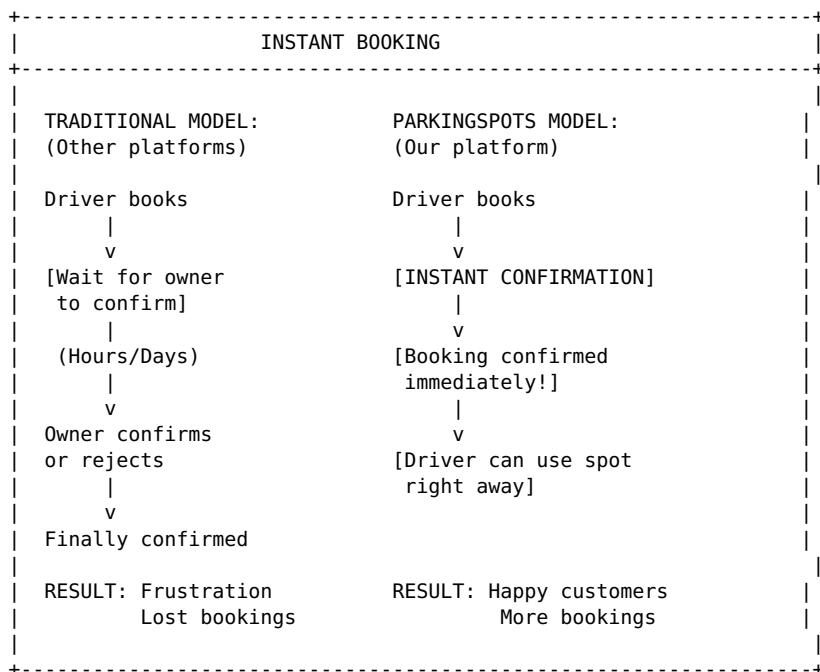
2. How It Works

The Complete Flow (Instant Booking)

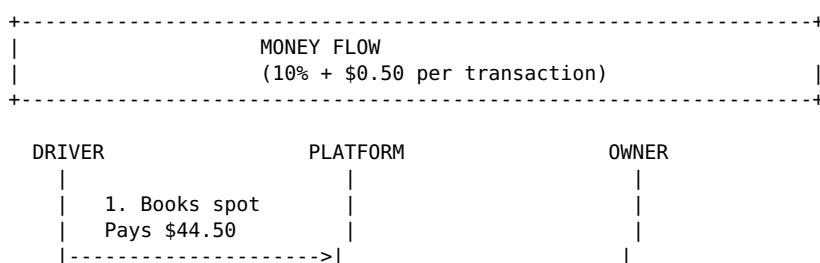


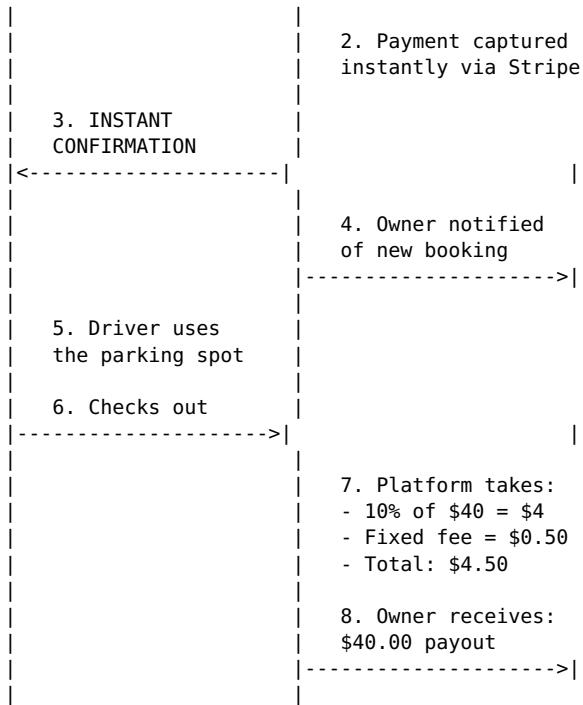


Key Difference: INSTANT BOOKING



Transaction Flow with Fee Structure





FEE BREAKDOWN EXAMPLE (4 hours @ \$10/hour):

| +-----+-----+ | |
|------------------------------|---------|
| | |
| Parking Cost (4 hrs x \$10): | \$40.00 |
| Service Fee (10%): | \$ 4.00 |
| Transaction Fee: | \$ 0.50 |
| ----- | ----- |
| DRIVER PAYS: | \$44.50 |
| ----- | ----- |
| Platform Revenue: | \$ 4.50 |
| Owner Payout: | \$40.00 |
| +-----+-----+ | |

3. User Types & Roles

Three User Types

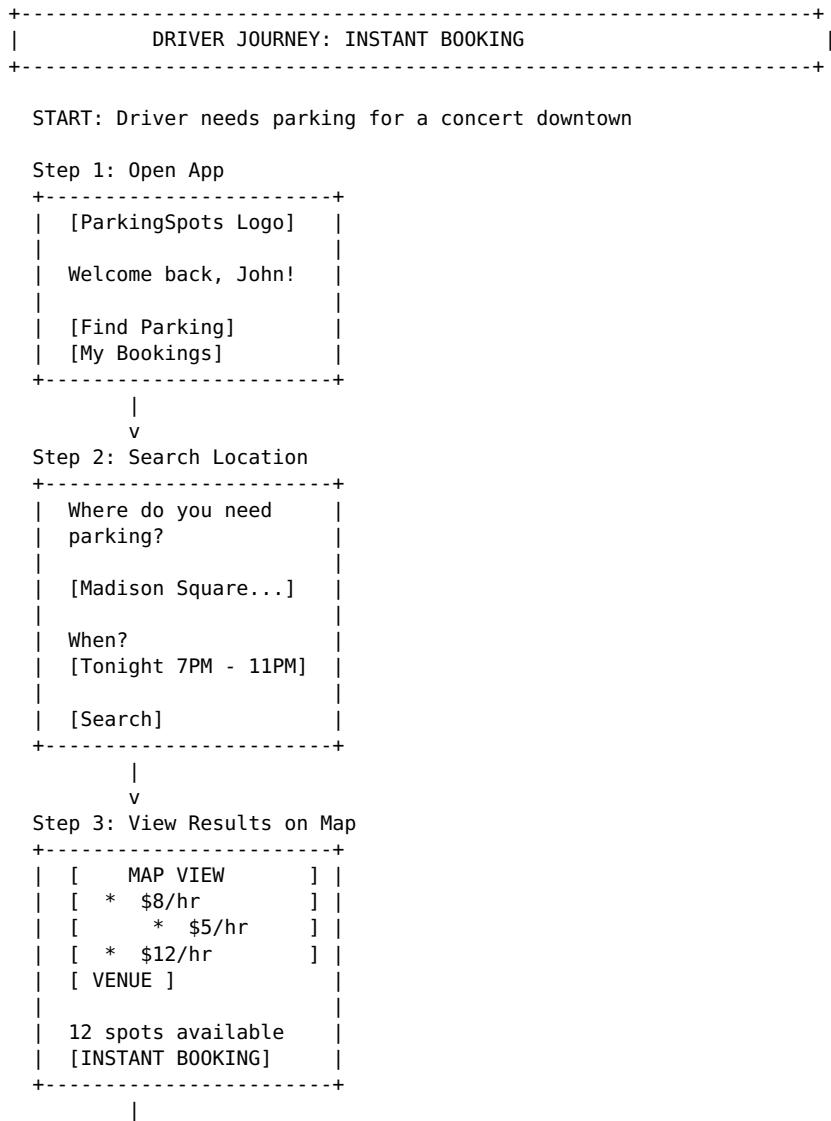
| +-----+-----+-----+-----+-----+ | | |
|---------------------------------|---------------------------------|---------------------------------|
| | | |
| USER ROLES | | |
| +-----+-----+-----+-----+-----+ | | |
| DRIVER (Renter) | OWNER (Host) | ADMIN (Platform) |
| +-----+-----+-----+-----+-----+ | +-----+-----+-----+-----+-----+ | +-----+-----+-----+-----+-----+ |
| - Search spots | - List spots | - Manage users |
| - INSTANT book | - Set pricing | - Handle disputes |
| - Make payments | - View bookings | - View analytics |
| - Write reviews | - Receive payouts | - System config |
| - View history | - Reply to reviews | - Support tickets |
| No waiting for confirmation! | No need to confirm bookings! | |
| +-----+-----+-----+-----+-----+ | +-----+-----+-----+-----+-----+ | +-----+-----+-----+-----+-----+ |

User Capabilities Matrix

| Capability | Driver | Owner | Admin |
|----------------------------|-------------------|-------------------|-------|
| Create account | Yes | Yes | Yes |
| Search for parking | Yes | Yes | Yes |
| Instant book a spot | Yes | Yes | No |
| List a parking spot | No | Yes | No |
| Receive automatic payments | No | Yes | No |
| Write reviews | Yes | No | No |
| Respond to reviews | No | Yes | No |
| Cancel bookings | Yes (with policy) | Yes (block times) | Yes |
| Manage all users | No | No | Yes |
| View platform analytics | No | No | Yes |

4. User Journeys

Journey 1: Driver Finding & Instantly Booking Parking



```

    v
Step 4: Select a Spot
+-----+
| Residential Driveway |
| 0.3 miles away      |
| **** (4.8) 45 reviews |
|
| $5/hour               |
|
|[INSTANT BOOKING]|
|No approval needed!|
|
|[View Details]|
|[Book Now]|
+-----+
    |
    v
Step 5: Complete Booking (INSTANT!)
+-----+
| Confirm Booking          |
|
| Date: Tonight           |
| Time: 7PM - 11PM         |
| Spot: 123 Main St       |
|
| Parking (4 hrs x $5):   |
|                         $20.00 |
| Service Fee (10%):      |
|                         $2.00 |
| Transaction Fee:        |
|                         $0.50 |
|
| Total:      $22.50       |
|
|[Pay with Visa **42]|
|
|[Confirm & Book Now]|
+-----+
    |
    | (INSTANT - No waiting!)
    v
Step 6: Booking Confirmed!
+-----+
| BOOKING CONFIRMED!          |
|
| Your spot is ready.         |
| No approval needed.         |
|
| Confirmation #A1B2C3         |
|
| Access Code: 4521           |
|
|[Get Directions]|
|[Contact Owner]|
|[Add to Calendar]|
+-----+
END: Driver has INSTANT guaranteed parking
     (No waiting for owner approval!)

```

Journey 2: Owner Listing Their Parking Spot

```

+-----+
|           OWNER JOURNEY: LISTING A SPOT          |
|           (Set it and forget it - bookings come automatically) |
+-----+

```

START: Homeowner wants to rent out their driveway

Step 1: Sign Up as Owner

```
+-----+  
| Join ParkingSpots |  
|  
| I want to:  
| [ ] Find parking  
| [x] List my space  
|  
| [Continue]  
+-----+
```

|

v

Step 2: Add Spot Details

```
+-----+  
| Describe Your Space |  
|  
| Title:  
| [Private Driveway...]  
|  
| Address:  
| [123 Oak Street...]  
|  
| Type:  
| [v] Driveway  
|  
| [Next]  
+-----+
```

|

v

Step 3: Add Photos

```
+-----+  
| Add Photos |  
|  
| +---+ +---+  
| | [+] | | [+] |  
| | Add | | Add |  
| +---+ +---+  
|  
| Tip: Show the  
| entrance clearly  
|  
| [Next]  
+-----+
```

|

v

Step 4: Set Your Price

```
+-----+  
| Set Your Pricing |  
|  
| Hourly Rate:  
| [$] [5.00] /hour  
|  
| Daily Rate (optional):  
| [$] [25.00] /day  
|  
| You receive 100% of  
| your rate. Fees are  
| paid by the driver.  
|  
| [Next]  
+-----+
```

|

v

Step 5: Set Availability

```
+-----+
```

When is it available?

[x] INSTANT BOOKING
Drivers can book without your approval

Mon [8AM] - [6PM]
Tue [8AM] - [6PM]
Wed [8AM] - [6PM]
Thu [8AM] - [6PM]
Fri [8AM] - [10PM]
Sat [All Day]
Sun [All Day]

[Next]

Step 6: Review & Publish

Review Your Listing
[Photo]
Private Driveway
123 Oak Street
\$5/hour | \$25/day

INSTANT BOOKING: ON

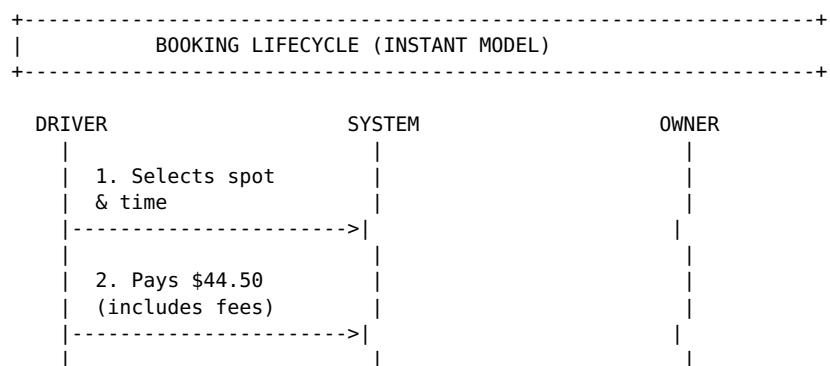
[Edit] [Publish]

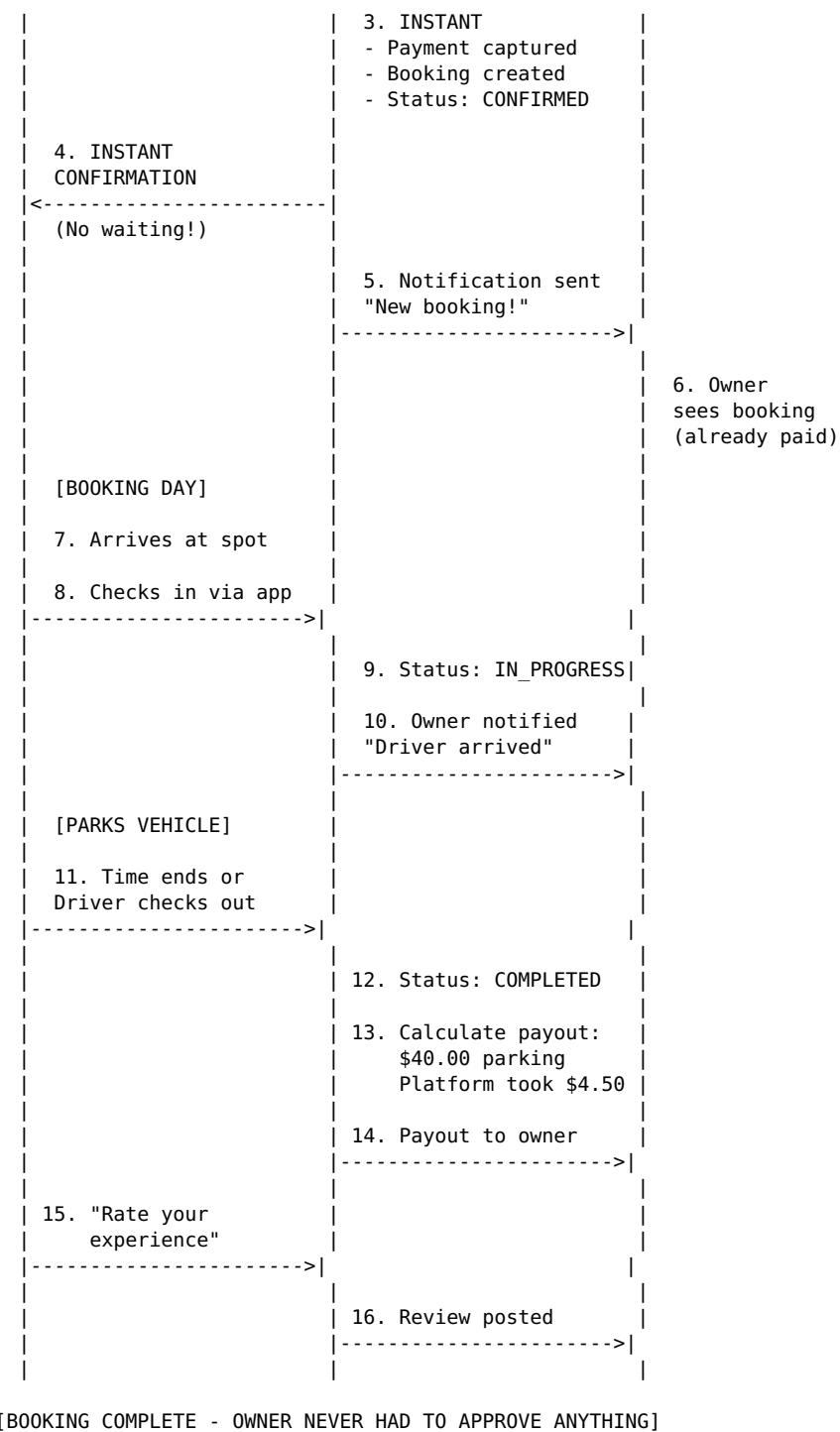
Step 7: Listing Live!

Your spot is now live!
Bookings will be confirmed instantly. You'll be notified when someone books.
No action needed - just earn money!
[\[View My Listings\]](#)

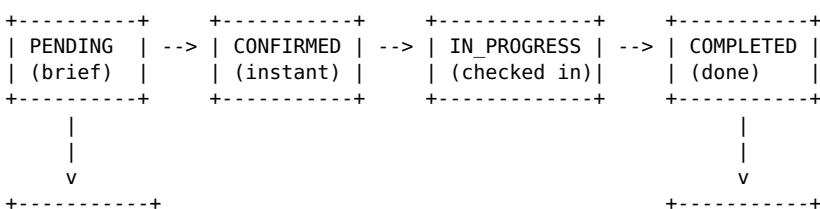
END: Owner's spot accepts instant bookings automatically

Journey 3: Complete Booking Lifecycle (Instant)





BOOKING STATUS FLOW:

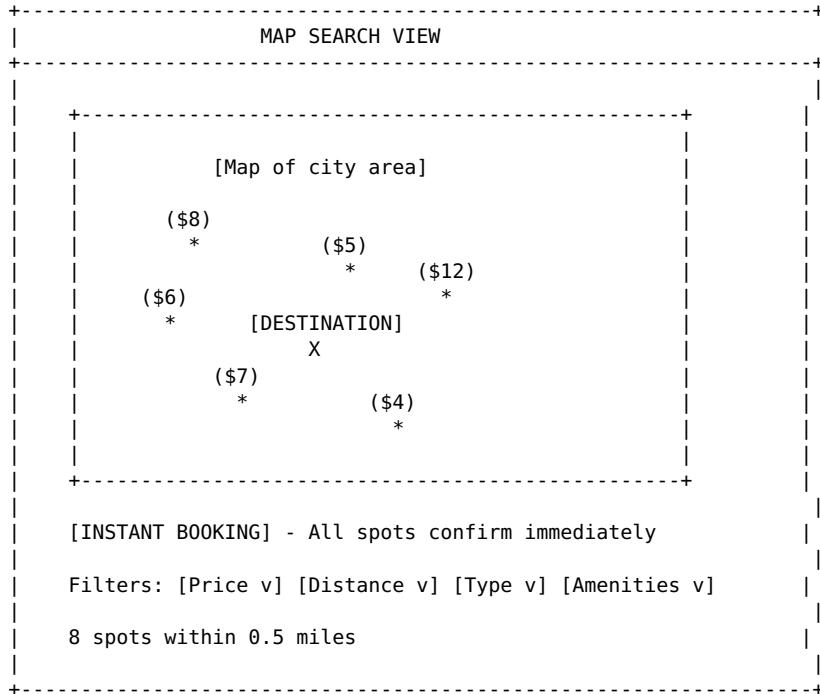


| CANCELLED |

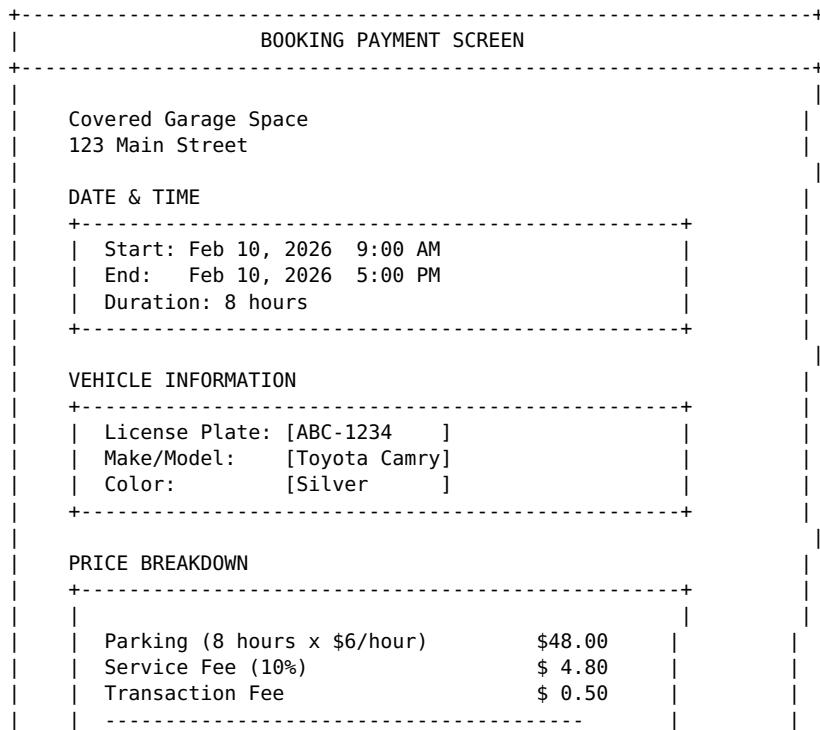
| REFUNDED |

5. Feature Walkthrough

5.1 Location-Based Search



5.2 Booking & Payment Flow



| | |
|------------------------------------|----------|
| TOTAL | \$53.30 |
| ----- | |
| PAYMENT METHOD | |
| ----- | |
| [VISA] **** * 4242 | [Change] |
| ----- | |
| [CONFIRM & PAY \$53.30] | |
| Instant confirmation - no waiting! | |
| ----- | |

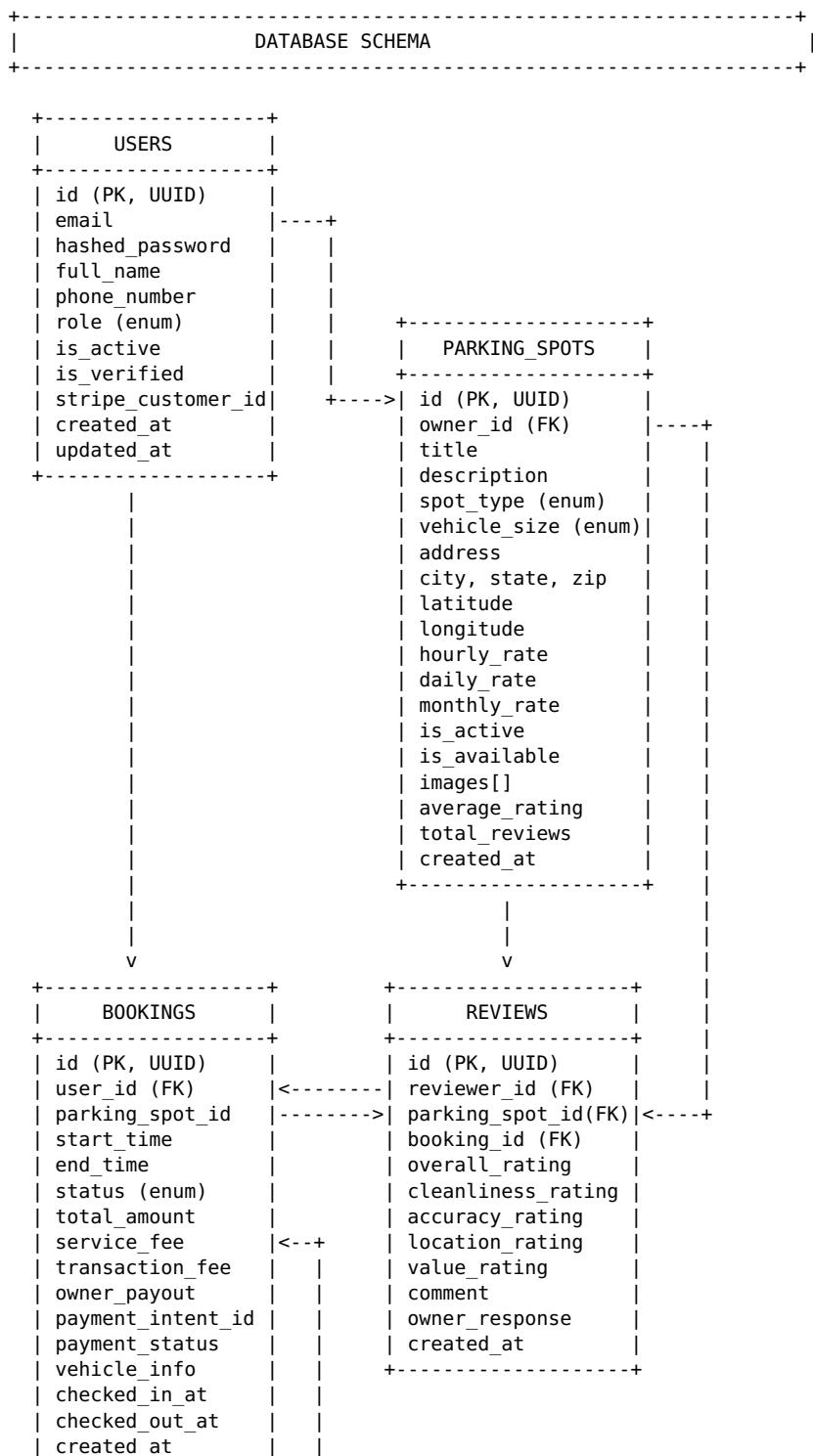
5.3 Owner Dashboard (Passive Income View)

| | |
|--|---|
| OWNER DASHBOARD (No approval needed!) | |
| ----- | |
| Welcome back, Sarah! | |
| THIS MONTH'S EARNINGS | |
| ----- | |
| \$1,247.00 | +18% vs last month (32 bookings) |
| [=====] | |
| ----- | |
| RECENT BOOKINGS (Auto-confirmed) | |
| ----- | |
| NEW John D. | Today 2:00 PM - 6:00 PM Main St Garage Paid: \$24.00 |
| NEW Mike S. | Tomorrow 9:00 AM - 12:00 PM Main St Garage Paid: \$18.00 |
| Lisa T. | Feb 12, All Day Home Driveway Paid: \$25.00 |
| ----- | |
| You don't need to approve these - they're automatic! | |
| ----- | |
| MY LISTINGS | |
| ----- | |
| [Photo] Main St Garage | \$6/hr **** 4.8 INSTANT BOOKING ON 52 bookings |
| [Photo] Home Driveway | \$4/hr **** 4.5 INSTANT BOOKING ON 28 bookings |
| [+ Add New Listing] | |
| ----- | |
| PAYOUT SCHEDULE | |
| ----- | |
| Next payout: \$247.00 on Feb 15 | |
| Pending: \$180.00 (3 active bookings) | |



6. Database Models

6.1 Entity Relationship Diagram



| |
|--------------------|
| PAYMENTS |
| v |
| +-----+ |
| id (PK, UUID) |
| booking_id (FK) |
| user_id (FK) |
| amount |
| service_fee |
| transaction_fee |
| stripe_payment_id |
| status (enum) |
| created_at |
| +-----+ |
| v |
| +-----+ |
| PAYOUTS |
| +-----+ |
| id (PK, UUID) |
| owner_id (FK) |
| amount |
| stripe_transfer_id |
| status (enum) |
| period_start |
| period_end |
| created_at |
| +-----+ |

6.2 Key Tables

BOOKINGS Table

| Column | Type | Description |
|-----------------|---------|---|
| total_amount | INTEGER | Total charged to driver (cents) |
| service_fee | INTEGER | 10% of parking cost (cents) |
| transaction_fee | INTEGER | Fixed \$0.50 = 50 cents |
| owner_payout | INTEGER | Parking cost only (cents) |
| status | ENUM | 'pending', 'confirmed', 'in_progress', 'completed', 'cancelled', 'refunded' |

Fee Calculation Logic

| |
|-----------------|
| FEE CALCULATION |
| +-----+ |

FORMULA:

```

parking_cost = hourly_rate * hours
service_fee = parking_cost * 0.10      (10%)
transaction_fee = 50                   ($0.50 fixed)

total_amount = parking_cost + service_fee + transaction_fee
owner_payout = parking_cost           (100% of their rate)
platform_revenue = service_fee + transaction_fee

```

EXAMPLE (4 hours @ \$10/hour):

```

parking_cost    = 1000 * 4 = 4000 cents ($40.00)
service_fee     = 4000 * 0.10 = 400 cents ($4.00)

```

```

transaction_fee = 50 cents ($0.50)

total_amount    = 4000 + 400 + 50 = 4450 cents ($44.50)
owner_payout    = 4000 cents ($40.00)
platform_revenue = 400 + 50 = 450 cents ($4.50)

```

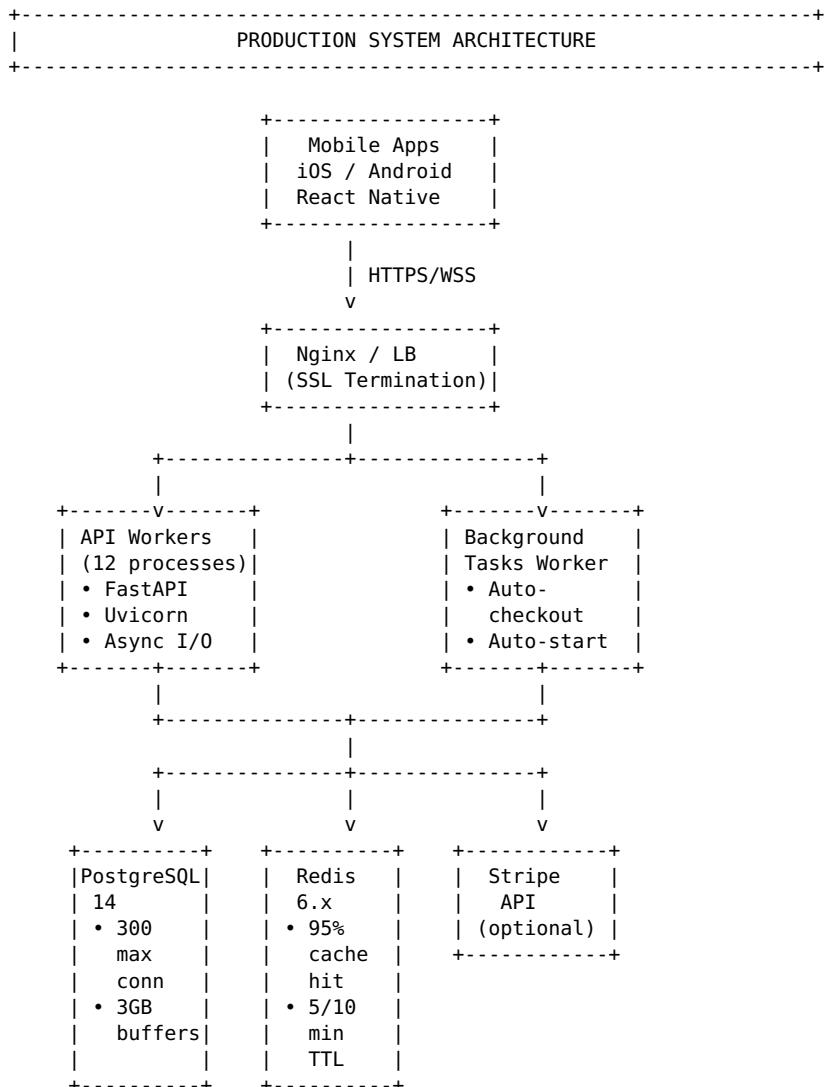
7. System Architecture

7.1 Production Infrastructure

Current Deployment Status: Production-Ready

Performance Metrics: - **Throughput:** 1,666+ requests per second - **Response Time:** <1ms average - **Cache Efficiency:** 95% hit rate (Redis) - **Concurrent Users:** 1,500-2,500 capacity - **Uptime:** 99.9% target

7.2 High-Level Architecture



Infrastructure Details: - **API Workers:** 12 multi-process Uvicorn workers -

Connection Pool: 20 connections per worker (240 total) - **Database:** PostgreSQL 14 with asyncpg driver - **Cache:** Redis 6.x with hiredis parser - **Background:** Separate process for booking automation

7.3 Performance Optimization

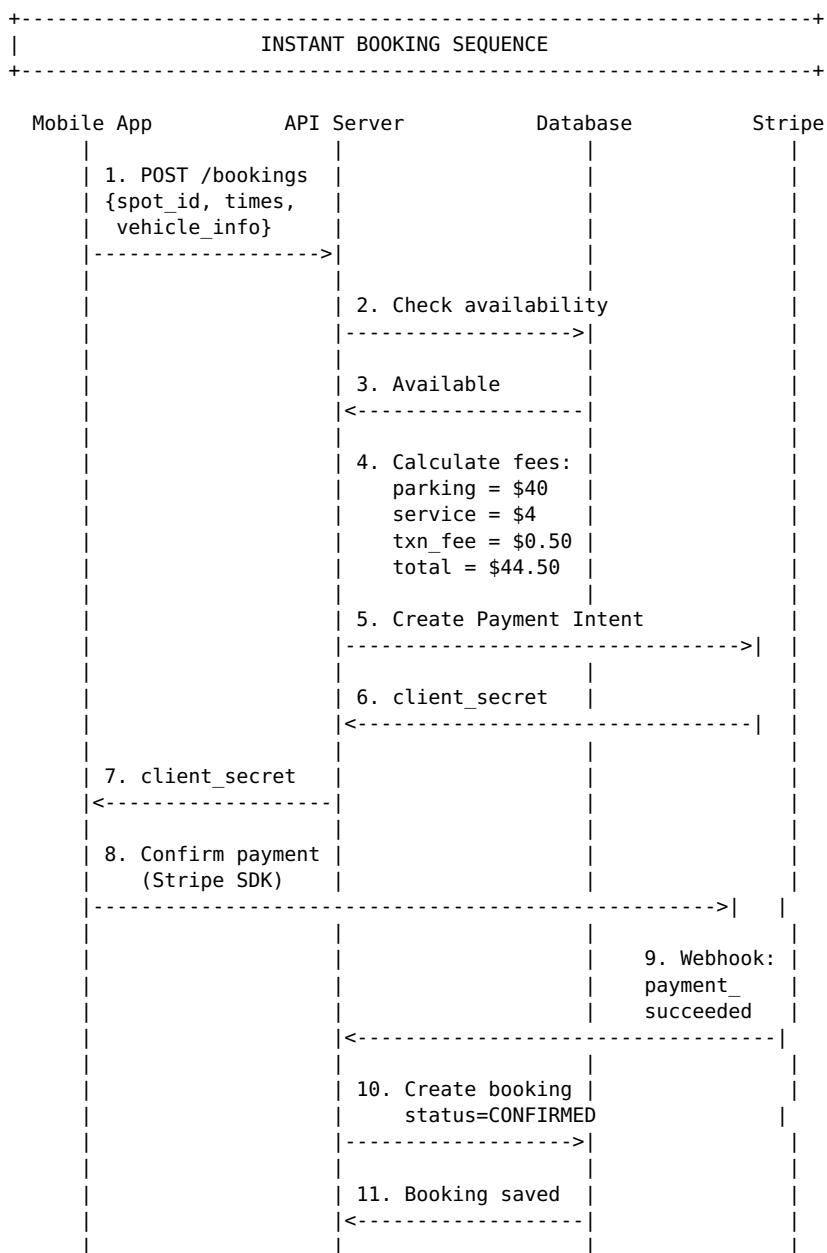
Caching Strategy:

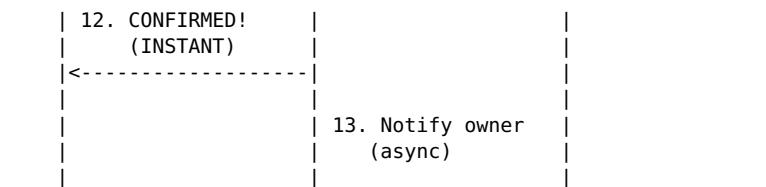
Request Flow:
Client → API Worker →

- └ Redis Cache (95% hit) → Return cached result
- └ PostgreSQL (5% miss) → Cache + Return

Cache Keys: - Search results: 5 minutes TTL - Spot details: 10 minutes TTL - Invalidation on: create, update, delete operations

Database Optimization: - Row-level locking (SELECT FOR UPDATE) prevents double-booking - Connection pooling reduces overhead - Async queries for non-blocking I/O





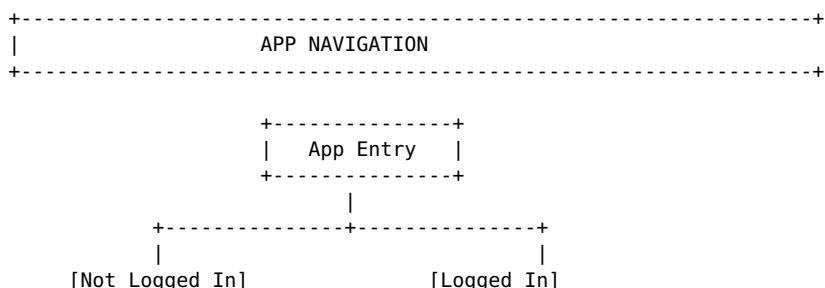
TOTAL TIME: ~3 seconds (payment processing)
NO OWNER APPROVAL REQUIRED!

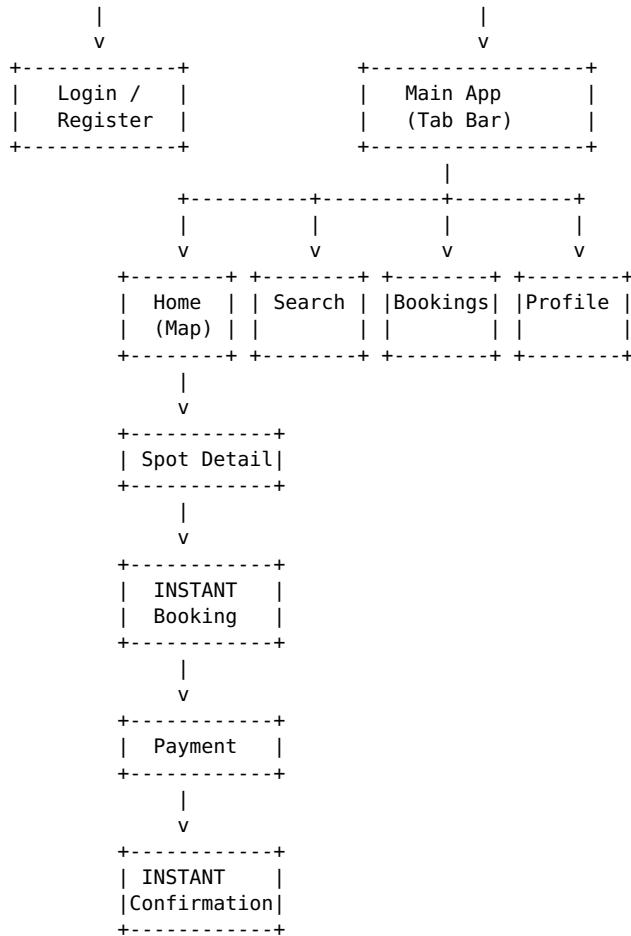
7.3 API Endpoints

| API ENDPOINTS | | |
|---------------------------|-------------------------------------|-----------------------------|
| AUTHENTICATION | | |
| | POST /api/v1/auth/register | Create new account |
| | POST /api/v1/auth/login | Get access token |
| | POST /api/v1/auth/refresh | Refresh token |
| USERS | | |
| | GET /api/v1/users/me | Get current user |
| | PUT /api/v1/users/me | Update profile |
| PARKING SPOTS | | |
| | GET /api/v1/spots | Search spots (with filters) |
| | GET /api/v1/spots/{id} | Get spot details |
| | POST /api/v1/spots | Create new listing (owners) |
| | PUT /api/v1/spots/{id} | Update listing |
| | DELETE /api/v1/spots/{id} | Delete listing |
| BOOKINGS (INSTANT) | | |
| | GET /api/v1/bookings/calculate | Calculate price + fees |
| | POST /api/v1/bookings | Create booking (INSTANT!) |
| | GET /api/v1/bookings | Get user's bookings |
| | GET /api/v1/bookings/{id} | Get booking details |
| | POST /api/v1/bookings/{id}/checkin | Check in |
| | POST /api/v1/bookings/{id}/checkout | Check out |
| | POST /api/v1/bookings/{id}/cancel | Cancel booking |
| PAYMENTS | | |
| | POST /api/v1/payments/intent | Create payment intent |
| | POST /api/v1/payments/webhook | Stripe webhook handler |
| REVIEWS | | |
| | POST /api/v1/reviews | Create review |
| | GET /api/v1/spots/{id}/reviews | Get spot reviews |

8. Mobile App Screens

Screen Overview





9. Revenue Model

Fee Structure: 10% + \$0.50 per transaction

| |
|------------------------------|
| REVENUE MODEL |
| 10% + \$0.50 per transaction |

EVERY BOOKING GENERATES REVENUE:

Example: Driver books 4 hours at \$10/hour

| | |
|----------------------|---------|
| Parking Cost: | \$40.00 |
| + Service Fee (10%): | \$ 4.00 |
| + Transaction Fee: | \$ 0.50 |
| <hr/> | |
| Driver Pays: | \$44.50 |

SPLIT:

| | |
|-----------------|-----------------|
| Owner Receives: | \$40.00 (89.9%) |
| Platform Keeps: | \$ 4.50 (10.1%) |

+-----+

Fee Examples at Different Price Points

| Parking Cost | Service Fee (10%) | Transaction Fee | Driver Pays | Owner Gets | Platform Gets |
|--------------|-------------------|-----------------|-------------|------------|---------------|
| \$10.00 | \$1.00 | \$0.50 | \$11.50 | \$10.00 | \$1.50 |
| \$20.00 | \$2.00 | \$0.50 | \$22.50 | \$20.00 | \$2.50 |
| \$40.00 | \$4.00 | \$0.50 | \$44.50 | \$40.00 | \$4.50 |
| \$50.00 | \$5.00 | \$0.50 | \$55.50 | \$50.00 | \$5.50 |
| \$100.00 | \$10.00 | \$0.50 | \$110.50 | \$100.00 | \$10.50 |

Revenue Projections

| Monthly Bookings | Avg. Parking Cost | Service Fee (10%) | Transaction Fees | Total Platform Revenue |
|------------------|-------------------|-------------------|------------------|------------------------|
| 1,000 | \$25 | \$2,500 | \$500 | \$3,000 |
| 5,000 | \$25 | \$12,500 | \$2,500 | \$15,000 |
| 10,000 | \$25 | \$25,000 | \$5,000 | \$30,000 |
| 25,000 | \$25 | \$62,500 | \$12,500 | \$75,000 |
| 50,000 | \$25 | \$125,000 | \$25,000 | \$150,000 |

10. Security & Trust

Security Features

+-----+
| SECURITY MEASURES |
+-----+

DATA SECURITY:

- +-----+
| - 256-bit SSL/TLS encryption |
| - Passwords hashed with bcrypt |
| - PCI-DSS compliant payment processing |
| - Data encrypted at rest |
| - Regular security audits |
+-----+

PAYMENT SECURITY:

- +-----+
| - Stripe handles all card data |
| - No card numbers stored on our servers |
| - 3D Secure for additional verification |
| - Fraud detection built-in |
+-----+

USER TRUST:

- +-----+
| - Verified email addresses |
| - Review system for accountability |
| - Driver vehicle info collected |
| - Booking history tracked |
| - Support team for disputes |
+-----+

Summary

What We're Delivering

1. **Instant Booking Platform** - Drivers book immediately, no owner approval needed
2. **Fair Fee Structure** - 10% + \$0.50 per transaction
3. **Complete Mobile App** - iOS and Android via React Native
4. **Robust Backend** - FastAPI with PostgreSQL
5. **Secure Payments** - Stripe integration with automatic payouts
6. **Review System** - Build trust through ratings

Key Differentiator: INSTANT BOOKING

Unlike competitors that require owner approval: - Drivers get **instant confirmation** - Owners earn **passive income** (no work needed) - Higher conversion rate = more revenue for everyone

Database Schema

- **6 Core Tables:** Users, Parking Spots, Bookings, Payments, Payouts, Reviews
- **UUID Primary Keys** for distributed scalability
- **Indexed Queries** for fast location-based search
- **ENUM Types** for data integrity

System Architecture

- **Load Balanced** API servers for high availability
- **Redis Caching** for real-time availability
- **Stripe Webhooks** for instant payment confirmation
- **PostgreSQL** for reliable data storage

Questions? Contact us to discuss any aspect of the platform.

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