

Sec. 40-662. - Off-street parking requirements.

- Off-street parking spaces shall be provided on any lot for which any of the following listed uses are hereafter established subject to the following:
  - (a) A non-residential use in a residential district shall access all off-street parking only from the lot upon which the principal use is located.
  - (b) A maximum of twenty-five (25) percent of the total parking area may be designated for compact vehicles. (See [section 40-3](#) Definitions, Parking Space Compact Vehicles)
  - (c) When a use is increased in capacity by the addition of dwelling rooms, guest rooms, floor area, seats or any other requirement contained within this section that causes an increase in required off-street parking, the maximum off-street parking shall be provided for such increase.
  - (d) For the purpose of this section, when parking spaces are computed on the basis of the number of bedrooms, a bedroom is defined as a room intended primarily for sleeping. Furthermore, any room in a dwelling other than a kitchen, bathroom, and one (1) living room whether designated as a "den," "study," "media room," "gym," or similar name denoting a room primarily intended for purposes other than cooking, sleeping, or personal hygiene, shall be considered a bedroom.
  - (e) When parking spaces are computed on the number of seats, and the structure, building or use utilizes bench, bleacher, or similar seating rather than individual seats, then each eighteen (18) inches of bench, bleacher, or similar seating shall constitute a seat.
  - (f) When parking spaces are computed on the basis of the number of employees or other uses of the structure, building or use, the maximum number present at any one (1) time shall govern.
  - (g) When computation of the number of required parking spaces results in a fraction of space, expressed as a fraction or decimal, one-half (½) and over shall require one (1) parking space.
  - (h) Off-street parking spaces shall only be used for off-street parking in connection with the principal use and limited to the parking of passenger vehicles, trucks, and vans and not for the storage of containers or trailers except as provided in [section 40-750](#).
  - (i) Parking lot surfaces shall be hard and impervious, and comprised of concrete, asphaltic concrete, or approved pavers. The parking lot surfaces shall be properly graded for drainage and maintained in good condition, free of weeds, dust, trash and debris.
  - (j) For all off-street parking facilities that are lighted, the light fixtures shall be designed, located, fitted, aimed, and maintained to direct light and glare away from the adjacent residential districts and not interfere with traffic or parking spaces.

USE

(1) Archery, Golf Driving, Shooting, similar ranges; and Miniature Golf, and other similar activities	1½ spaces for each station, tee, or 2 holes.
(2) Automobile Repair Garage	One (1) space for each employee.
(3) Bowling Alleys	Five (5) spaces per alley.
(4) Batting Cages	Outdoor: Two (2) spaces per station Indoor: One (1) space for each two hundred (200) square feet of gross floor area.
(5) Business and Professional Offices	One (1) space for each three hundred (300) square feet of gross floor area.
(6) Child Care Center	Four (4) spaces plus one (1) space per five hundred (500) feet of gross floor area.
(7) Churches, Temples and other Places of Worship	One (1) space for each ten (10) seats in main auditorium.
(8) Clinics	One (1) space for each four hundred (400) square feet of gross floor area.
(9) Clubs and Lodges	One (1) space for each three (3) members plus one (1) space for each sixty (60) square feet of gross floor area that is available to the general public.
(10) Commercial Amusement activities	One (1) space for each two hundred (200) square feet of gross floor area.
(11) Commercial Manufacturing and Industrial Establishments not catering to Retail Trade	One (1) space for each three (3) employees on the largest work shift plus one (1) space for each company vehicle operating from the premises.
(12) Dance Halls, Exhibition Halls, Bingo Halls and Places and Gymnasiums	One (1) space for each sixty (60) square feet of gross floor area.
(13) Dwellings - Single-family Two-family Three- and four-family Multiple-family	One (1) space per dwelling unit One (1) space per dwelling unit, One and one-half (1.5) spaces per dwelling unit, One and one-half (1.5) spaces per dwelling unit. For multiple-family dwellings or condominiums that exceed the maximum height allowed by right, the following requirements apply: One and one-half (1.5) spaces per dwelling unit for efficiency and one-bedroom; and two (2.0) spaces per dwelling unit for two (2) or more bedrooms
(14) Elderly Housing and Assisted Living Facility	One (1) space for each two (2) Assisted Living Facility dwelling units plus one (1) additional space for each four (4) employees on the largest shift. Parking for any use other than allowed under the definition of Assisted Living Facility as stated in <a href="#">section 40-3</a> , Definitions of this ordinance, shall be

	determined in accordance with the requirements for the individual use and shall be computed separately. Elderly Housing - One (1) space for each dwelling unit plus one (1) additional space for each four (4) employees on the largest shift. Parking for any use other than allowed under the definition of Elderly Housing as stated in <a href="#">section 40-3</a> , Definitions of this ordinance, shall be determined in accordance with the requirements for the individual use and shall be computed separately.
(15) Furniture Store, Appliance Center and Computer Stores	One (1) parking space for every three (3) employees plus one (1) parking space for each six hundred (600) square feet of gross floor area.
(16) Casino, Gaming Establishments and/or Gaming related activities and accessory uses	1. One (1) parking space for each fifty (50) square feet of gaming area, plus one (1) space for each employee at the maximum shift.
	2. Bus parking shall be provided at a rate of one and one-half (1.5) percent of the above required parking spaces. The minimum bus parking space shall be a minimum of twelve (12) feet in width and forty-five (45) feet in length exclusive of access or maneuvering area, ramps and other appurtenances.
	3. On-site accessory uses or structures shall provide off-street parking in accordance with the requirements otherwise listed in Article XXXV, Off-Street Parking, Loading, and Clear Vision Area Regulations.
(17) General Business, Commercial or Personal Service Establishments, catering to retail trade, including "Supermarkets"	One (1) space for each two hundred (200) square feet of gross floor area.
(18) Home Occupations	One (1) space in addition to the parking space(s) required for the residential use.
(19) Hospitals	One (1) space for each four (4) beds plus one (1) space for each staff doctor plus one (1) space for each four (4) employees including nurses.
(20) Hotel	One (1) space per guest room; plus one (1) space for every two hundred (200) square feet of gross floor area used for restaurants and lounges; plus one (1) space for every two hundred (200) square feet of gross floor area used for convention facilities, meeting rooms, banquet halls, or similar uses.
(21) Kennels and Animal Hospital	One (1) space for each four hundred (400) square feet of gross floor area.
(22) Kindergartens, Family Day Care Homes, Nursery Schools or Pre-Schools	One (1) space for each ten (10) children.
(23) Libraries and Museums	One (1) space for each four hundred (400) square feet of gross floor area.
(24) Mini-Storage Structure	One (1) space for each three thousand (3,000) square feet of storage area or one (1) space per one hundred (100) storage units, whichever is greater.
(25) Motel	One (1) space for each guest room plus one (1) additional space for manager.

(26) Nursing and Convalescent Homes and Institutions	One (1) space for each eight (8) beds.
(27) Off-track wagering facilities	One (1) space for each fifty (50) square feet of floor area used for video poker (if applicable) plus one (1) space for each remaining one hundred fifty (150) square feet of gross floor area.
(28) Printing Establishment	One (1) space for each employee plus one (1) space for each company vehicle operating from the premises.
(29) Restaurants and Lounges	One (1) space for each one hundred fifty (150) square feet of gross floor area.
(30) Riding Stables	One (1) space for each four hundred (400) square feet of covered area of such stable.
(31) Roadside Stands	Five (5) spaces for each such establishment.
(32) Schools, Dancing and Music	One (1) space for each ten (10) pupils or students.
(33) Schools, Public and Private	Elementary and junior high schools, two (2) spaces per classroom, laboratory or manual training shop. High schools, eight (8) spaces per classroom, laboratory or manual training shop. Colleges, universities, trade, industrial and business schools, ten (10) spaces per classroom, laboratory or other teaching room.
(34) Schools having Auditoriums, Gymnasiums, or Sports Arenas	Schools with such facilities shall have parking that accommodates the highest number of parking spaces required when the required parking spaces for the school and each such facility are calculated; i.e., the use requiring the highest number of parking spaces shall be the parking requirement that applies.
(35) Skating Rink	One (1) space for each one hundred fifty (150) square feet of gross floor area.
(36) Theaters, Auditorium, Sports Arenas and Places of Public Assembly	One (1) space for each three (3) seats or twenty (20) spaces per athletic field without seating. Multipurpose athletic fields without parking shall provide parking for all possible field arrangements; e.g., one (1) football-sized field that will also be used for two (2) baseball diamonds shall provide parking for two (2) athletic fields.
(37) Townhouses	One (1) space for each dwelling unit.

(Ord. No. 20783, § 3(XVIII(2)), 9-22-99; Ord. No. 20910, § 1, 3-15-00; Ord. No. 21562, § 4, 5-8-02; Ord. No. 22794, §§ 15, 16, 7-19-06; Ord. No. 22962, § 14, 1-10-07; Ord. No. 23330, § XXXV, 6-11-08; Ord. No. 23293, § 3, 5-7-08; Ord. No. 24189, § XVI, 1-25-12; Ord. No. 24587, § 9, 10-2-13; Ord. No. 24687, § III, 3-19-14)