
Sec. 12-31-6. Parking requirements based on use.

In all districts there shall be provided at the time any building or structure is erected or structurally altered, off-street parking spaces in accordance with the preceding provisions and in accordance with the following requirements:

1. Auto laundry: One space per 500 square feet of gross floor area.
2. Bowling alley: Six parking spaces for each alley or lane.
3. Business or professional office, (general): One space per 300 square feet of gross floor area.
4. Church or other place of worship: One parking space for each three seats in the main auditorium.
5. College or university: One space per each day student.
6. Community center, library, museum, or art gallery: Ten parking spaces plus one additional space for each 300 square feet of floor area in excess of 2,000 square feet. If an auditorium is included as a part of the building, its floor area shall be deducted from the total and additional parking provided on the basis of one space for each four seats that it contains.
7. Commercial amusement: One space per three guests or one space per 100 square feet of gross floor area, whichever is greater.
8. Dance hall, assembly or exhibition hall without fixed seats: One parking space for each 100 square feet of floor area thereof.
9. Day nursery: One space per ten pupils.
10. Distribution Center: One parking space for each employee on the maximum working shift plus space to accommodate all trucks and other vehicles used in connection therewith, but not less than one parking space for each 2,000 square feet of floor area.
- ~~10-11.~~ Dwellings, multi-family: Two spaces per one and two bedroom units and two and one-half spaces per three bedroom unit.
- ~~11-12.~~ Fraternity, sorority, or dormitory: One parking space for each two beds.
13. Fulfillment Center: One parking space for each employee on the maximum working shift plus space to accommodate all trucks and other vehicles used in connection therewith, but not less than one parking space for each 2,000 square feet of floor area.
- ~~12-14.~~ Furniture or appliance store, hardware store, wholesale establishments, machinery or equipment sales and service, clothing or shoe repair or service: Two parking spaces plus one additional parking space for each 300 square feet of floor area over 1,000.
- ~~13-15.~~ Gasoline station: Minimum of six spaces.
- ~~14-16.~~ Hospital: One space per employee on the largest shift, plus one and one-half spaces for each bed.
- ~~15-17.~~ Hotel: One parking space for each one sleeping rooms or suites plus one space for each 200 square feet of commercial floor area contained therein.
- ~~16-18.~~ Library or museum: Ten spaces plus one space for every 300 square feet.
- ~~17-19.~~ Lodge or fraternal organization: One space per 200 square feet.
- ~~18-20.~~ Manufacturing or industrial establishment, research or testing laboratory, creamery, bottling plant, ~~warehouse,~~ printing or plumbing shop, or similar establishment: One parking space for each

employee on the maximum working shift plus space to accommodate all trucks and other vehicles used in connection therewith, but not less than one parking space for each 1,000 square feet of floor area.

~~19-21.~~ Medical or dental office: One space per 175 square feet of floor area.

~~20-22.~~ Mini-warehouse (convenience storage): Four per complex plus one per 3,000 square feet of storage area. When access to individual storage units is adjacent to a fire lane, parallel (8' × 22') parking spaces shall be provided adjacent to the storage units. These parking spaces will be outside of the designated fire lane and are only required adjacent to one side of the fire lane.

- a. One parking space shall also be provided per 500 square feet of floor area of caretaker's quarters; however, no more than two spaces are required for each caretaker's quarters.

~~21-23.~~ Mobile home park: Two spaces for each mobile home plus additional spaces as required herein for accessory uses.

~~22-24.~~ Mortuary or funeral home: One parking space for each 50 square feet of floor space in slumber rooms, parlors or individual funeral service rooms.

~~23-25.~~ Motel: One parking space for each sleeping room or suite plus one space for each 200 square feet of commercial floor area contained therein.

~~24-26.~~ Motor-vehicle sales rooms and used car lots: One parking space for each 500 square feet of sales floor for indoor uses, or one parking space for each 1,000 square feet of lot area for outdoor uses.

~~25-27.~~ Nursing home: One space per five beds and one for each day staff.

~~26-28.~~ Private club, country club or golf club: One parking space for each 150 square feet of floor area or for every five members, whichever is greater.

~~27-29.~~ Retail store or personal service establishment, except as otherwise specified herein: One space per 200 square feet of gross floor area.

~~28-30.~~ Restaurant, night club, cafe or similar recreation or amusement establishment:

- a. One parking space for each 100 square feet of floor area.
- b. Where drive-through facilities are provided, there shall be a minimum of five stacking spaces behind the first point of order. Stacking/queuing shall not be permitted in a designated fire lane.

~~29-31.~~ Rooming or boardinghouse: One parking space for each sleeping room.

~~30-32.~~ Sanitarium, convalescent home, home for the aged or similar institution: One parking space for each five beds.

~~31-33.~~ School, elementary: One parking space for each five seats in the auditorium or main assembly room, or one space for each classroom plus six spaces, whichever is greater.

~~32-34.~~ School, secondary, and college: One parking space for each four seats in the main auditorium or eight spaces for each classroom, whichever is greater.

~~35.~~ **Showroom: One parking space for every 1,000 square feet.**

~~33-36.~~ Theater, auditorium (except school), sports arena, stadium, or gymnasium: One parking space for each three seats or bench seating spaces.

~~34-37.~~ Golf course: Three parking spaces per hole.

~~38.~~ Technology equipment facility: One space per 2,500 square feet of gross floor area devoted to technology or computer equipment, plus additional parking as required in section 12-31 for all accessory uses, such as office, meeting or technical workspace.

35-39. Warehouse: One parking space for each employee on the maximum working shift plus space to accommodate all trucks and other vehicles used in connection therewith, but not less than one parking space for each 2,000 square feet of floor area.

(Ord. No. 91500; Ord. No. 91500-A-322, § 1, 4-9-02; Ord. No. 91500-A-331, § 1, 8-13-02; Ord. No. 91500-A-334, § 2, 8-13-02)

Sec. 12-31-7. Rules for computing number of parking spaces.

In computing the number of parking spaces required for each of the above uses the following rules shall govern:

1. "Floor area" shall mean the gross floor area of the specific use.
2. Where fractional spaces result, the parking spaces required shall be constructed to be the nearest whole number.
3. The parking space requirement for a use not specifically mentioned herein shall be the same as required for a use of similar nature.
4. Whenever a building constructed and issuance of its initial certificate of occupancy results in an increase in the number of employees, dwelling units, seating capacity, and/or modifies its use, the building official shall recalculate the number of required parking spaces as provided in this article. In the event the recalculation results in an increase in the number of required spaces, the owner or occupant must comply with the recalculated parking requirements or seek a special exception under this chapter.
5. In the case of mixed uses, the parking spaces required shall equal the sum of the requirements of the various uses computed separately.

(Ord. No. 91500; Ord. No. 91500-A-532, § 1, 10-13-09)