

CHAPTER XVI

117.1600 OFF-STREET PARKING AND LOADING

117.1601 Requirements for parking areas

Sec. 16.01

- A. Each off-street parking space per vehicle shall have an area of not less than two hundred (200) square feet, exclusive of access drives or aisles, and shall be a minimum of ten (10) feet in width.
- B. All driveways and parking areas shall have surfaces consisting of gravel, asphalt or portland cement binder and so graded and drained to dispose of all surface water accumulated within the area.
- C. If the parking area adjoins a residential zone, a greenbelt shall be provided and maintained between the parking area and the adjoining residential area.

117.1602 Parking area defined.

Sec. 16.02. Parking area shall include access drives within the actual parking areas and shall be located on the same tract of land with the building.

117.1603 Residential off-street parking.

Sec. 16.03.

- A. Single-family and two-family dwellings. One (1) parking space located behind the building setback line shall be provided for each dwelling unit.
- B. Multiple-family dwellings. Two (2) off-street parking spaces shall be provided for each dwelling unit.

117.1604 Non-residential parking.

Sec. 16.04.

- A. For all uses permitted in the Commercial and Manufacturing Zones, off-street parking shall be provided as shown in Section 16.06.
- B. All places of public assembly including, but not limited to, theaters and churches, shall provide a minimum of one (1) parking space for each four (4) seats.

- C. In the case of mixed uses occupying the same building or structure, the total requirements for off-street parking areas shall be the sum of the requirements of the various uses when occurring at simultaneous periods of usage.

117.1605 Required off-street loading and unloading space.

Sec. 16.05. In all zones, unless otherwise provided as a condition to the granting of a variance or special exception, every building or part thereof occupied for a use requiring the receipt or distribution of vehicles, materials, or merchandise, shall provide and maintain, on the same premises with such building, off-street loading space as follows:

One (1) space for each ten thousand (20,000) square feet of floor area of building, provided that, each loading space shall be at least ten (10) feet in width, twenty-five (25) feet in length, and fourteen (14) feet in height. No off-street loading space shall be located closer than fifty (50) feet to any lot of any residential area unless wholly within a completely enclosed building or enclosed on all sides by a solid wall not less than six (6) feet in height. All such off-street loading space shall be located to the side or rear of any building.

117.1606 Non-resident parking chart.

Sec. 16.06

PARKING TO GROSS FLOOR AREA RATIO

ONE SPACE PER

<u>TYPE OF USE</u>	<u>3:1</u>	<u>2:1</u>	<u>1:1</u>	E		<u>OTHER</u>
				M	3	
Auto Repair Shop			X	P	S	
Banks & Business Office		X		O	e	
Bar, Cocktail Lounge, Restaurant		X		Y	a	
Barber or Beauty Shop		X		E	t	
Bowling Alley				E	s	7 spaces per alley
Exhibition hall w/o seats	X					
Manufacturer		X				
Motel						1 per unit
Nursing Homes						1 per bed
Offices-General		X				
Offices-Medical	X					
Retail-General				X		
Retail - Special				X		
Shopping Center, Neighborhood		X				
Shopping Center, Regional						2-2:1 gross leasable area
Schools, Elementary/Junior High				X		
Schools, High School				X		Plus 1 per ea six students
Swimming Pool						1 per 30 sq. ft. of water

(1) Furniture and appliance sales and service, showrooms for plumbing, electrical, repair services, cleaning and laundry, motor vehicle sales.

