

ZONING

Chapter 18.72

PARKING

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18.72.010 Off-street parking requirements

At the time of the erection of any building or structure hereinafter listed or at the time any such building or structure is enlarged or increased in capacity by adding dwelling units, guest rooms, floor, area, seats, beds, members or employees there shall be provided for such new construction, enlargement of increased capacity, off-street automobile parking space in accordance with the following minimum requirements:

<u>Type of Structure</u>	<u># Required Parking Spaces</u>
A. Boarding and rooming houses	1 space for each 2 bedroom
B. Clubs, lodges and all similar places providing overnight accommodations	2 spaces for each bedroom plus 1 space for each 5 active members
C. Dwellings	2 spaces per dwelling unit
D. Hospitals, sanitariums, rest and convalescent homes, homes for the aged and infirm, asylums, orphanages, and all similar institutions	1 space for each 4 beds plus 1 space for each staff or visiting doctor plus 1 space for each 4 employees (include nurses)
E. Hotels	1 space per 3 guest bedrooms plus 1 additional space for each 5 employees
F. Motel, tourist courts, tourist homes, trailer courts, camps and parks	1 space for each guest bedroom or trailer space plus 1 additional space for a resident manager or owner

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<u>Type of Structure</u>	<u># of Required Parking Spaces</u>
G. Automotive service and repair establishments	1 space for each regular employee plus 1 space for each 250 square feet of floor area used for mechanical or body repair.
H. Bowling alleys	5 spaces for each alley
I. Churches and other places of worship	1 space for each 4 seats in the main auditorium
J. Food stores of the type customarily termed "super-markets"	1 space for each 75 square feet of floor area, excluding all rooms used for storage only
K. Medical, dental and health offices and clinics	1 space for each 100 square feet of floor area used for office and similar purposes
L. Office buildings, including business, commercial, governmental	1 space for each 200 square feet of floor area used for office or similar purposes
M. Places of public assembly,* including private clubs, lodges and fraternal buildings not providing overnight accommodations, assembly amuse-halls, auditoriums, dance halls, rooms, theaters, stadiums, gymnasiums, amusement parks, fair-grounds, undertaking establishments & funeral homes, community centers, libraries, museums & all similar places of public assembly	1 space for each 4 fixed seats provided for patron use plus 1 space or each 100 square feet of floor or ground area used for ment or assembly but not containing fixed seats
*The Shopping Center Business District (C-2) shall be excluded from this provision.	
N. Restaurants, including bars, grills, cafes, taverns, night clubs, lunch counters, diners and all similar dining and/or drinking establishments*	1 space for each 4 fixed seats provided for patron use plus 1 parking space for 75 square feet of floor area provided for patron use, but not containing fixed seats

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DIMENSIONAL REQUIREMENTS

<u>Type of Structure</u>	<u># of Required Parking Spaces</u>
O. Retail establishments,* excluding food stores of the type customarily termed "supermarkets," but including personal service shops, equipment or repair shops, gasoline service stations, automotive sales establishments, all retail stores or businesses and banks or other financial and lending institutions	1 space for each 100 square feet of first floor area plus 1 space for each 200 square feet of floor area above the first floor, excluding all rooms used for storage only
P. Schools, including academies, colleges, universities, preparatory schools, public and private schools and all similar institutions of learning	1 space for each 4 seats in assembly hall, or if no assembly hall, then 1 space for each 2 employees, including teachers and administrators
G. Wholesale, commercial, manufacturing and industrial plants, including warehouses and storage buildings, contractor equipment and building material sales yards, lumber yards, research laboratories, terminal facilities, business service establishments such as blueprinting and engraving, soft drink bottling establishments, fabricating plants and all other structures devoted to similar mercantile, commercial or industrial pursuits not catering to the retail trade	1 space for each 2 employee per shift plus 1 space for each company vehicle operating from the premises

The area of each required parking space shall be not less than Nine feet (9') wide and Eighteen feet (18') long, together with the necessary maneuvering room within the private property. Each space shall be appropriately dimensioned for automobile parking.

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Each required parking space shall be connected with a street or alley by a driveway which offers satisfactory ingress and egress for automobiles. All parking surfaces must be dust-free and constructed of asphalt, concrete, masonry materials, and/or a combination thereof, together with appropriate designed and constructed curb and gutter to surround the exterior borders in question and any interior borders therein.

(Ord. 213 Sec. 2201, 1969; Ord. 1205 Sec. 2, 2003)

18.72.020 Off-street loading-Floor area over ten thousand square feet

There shall be provided at the time of the erection of any hospital, institution, hotel, commercial or industrial building or similar use requiring the receipt or distribution by vehicle of materials or merchandise and having a floor area in excess of ten thousand square feet, at least one off-street loading space for each ten thousand square feet of gross floor area or fraction thereof. Such space shall be so located as not to hinder the free movement of pedestrians and vehicles over a sidewalk, street or alley.

(Ord. 213 Sec. 2202(part), 1969)

18.72.030 Off-street loading-Floor area less than ten thousand square feet

There shall be provided at the time of the erection of any commercial or industrial building requiring the receipt or distribution by vehicle of materials or merchandise and having a floor area of less than ten thousand square feet, sufficient off-street loading space so located as not to hinder the free movement of pedestrians and vehicles over a sidewalk, street or alley. (Ord. 213 Sec. 2202(part), 1969)

18.72.040 Off-street loading - Enlargements

The off-street loading requirements shall also apply at any time any such building is enlarged or increased in capacity by adding floor area and such requirements shall apply to the enlarged or increased portion only. (Ord. 213 Sec. 2202(part), 1969)

18.72.050 Off-street loading - Size

Each off-street loading space shall have minimum dimensions of fourteen feet in height, twelve feet in width, and forty-eight feet in length; when particular loading space will be used exclusively by shorter trucks, the City may reduce the minimum length to thirty-five feet. (Ord. 213 Sec. 2202(part), 1969)

18.72.060 Off-street loading - Connection to street or alley

Each required off-street loading space shall have direct access to a street or alley by a driveway, which offers satisfactory ingress and egress for trucks. (Ord. 213 Sec.

2202(part), 1969)

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