

DRAFT FOR COMMENT ONLY

Table 50.12.04.E-2 Off-Street Parking Requirements		
Use Categories	Use Types	General Requirement (GFA = Gross Floor Area)
Residential Uses		
Household living	Single-family dwellings	2 spaces per unit
	Two-family, multiple-family dwellings, or upper story residential	1.5 spaces per efficiency or one bedroom unit 2 spaces per 2 or more bedroom units
	Accessory Dwelling Unit	1 space per unit
Group living	Nursing home	1 space per 5 beds
	Assisted living facility not having individual dwelling units	1 space per 4 beds
	All other group living uses	1 space per 2 beds
Public and Civic Uses		
Community service	All community service uses	15 spaces, plus one space for each 400 GFA
Day care	All day care	1 space per employee
Educational facilities	High school	1 space per 4 seats in main assembly area, but not less than 5 per classroom
	All other educational facilities	1 space per 4 seats in main assembly area, but not less than 1 per classroom
Government facilities	All government facilities	1 space per employee
Medical facilities	Hospitals	1 space per 2 beds
	Medical or dental clinics	1 space per 250 GFA
Parks and open space	All parks and open space uses	Determined by zoning administrator
Passenger terminals and services	All passenger terminals and services	1 space per 400 feet passenger terminal area
Religious institution	All religious institutions	1 space per 4 seats in main assembly area
Utilities, minor	All minor utilities	None
Utilities, major	All major utilities	Determined by zoning administrator
Commercial Uses		
Eating and drinking establishments	Coffee shops, ice cream shops, fast food	1 space per 75 square feet
	All other eating and drinking establishments	1 space per 150 GFA
Entertainment, indoor	Adult entertainment	1 space per 100 GFA
	Bowling alleys	3 spaces per lane
	Theaters, auditoriums or exhibition hall	1 space per 4 seats
	All other indoor entertainment	1 space per 300 GFA
Entertainment, outdoor	Arenas and stadiums	1 space per 4 seats
	Fairgrounds	Determined by zoning administrator
	Driving ranges	1 space per tee box
	Miniature golf courses	1 space per hole
	All other entertainment outdoor	Determined by zoning administrator
Offices	Banks and financial institutions	1 space per 300 GFA
	All other office uses	1 space per 400 GFA
Overnight accommodations	Hotels and motels	1 space per room, plus 1 space per 200 GFA conference or restaurant area
Parking, commercial	All commercial parking	Determined by zoning administrator

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Retail sales and service, sales-oriented	Artist studios or galleries	1 space per 400 GFA
	Building supply and lumber	1 space per 300 GFA
	Flea market or auction (indoor)	1 space per 100 GFA
	All other retail sales and service	1 space per 200 GFA
Retail sales and service, personal service-oriented	All retail sales and service, personal service oriented not listed below	1 space per 250 GFA
Retail sales and service, repair-oriented	All retail sales and service, repair-oriented	1 space per 250 GFA
Self-service storage	All self-service storage	1 space per employee
Vehicle sales and service	Fuel stations, including full-service, mini-service and self-service	1 space per 250 GFA
	Vehicle service, general or limited	3 spaces per service bay
	Vehicle sales and rental	1 space per 500 GFA
Industrial Uses		
Light industrial service	Building, heating, plumbing or electrical contractors	1 space per 250 GFA
	Printing, publishing and lithography	1 space per 250 GFA
	All other light industrial	1 space per 600 GFA
Heavy industrial	All heavy industrial uses	1 space per 1,000 GFA
Warehouse and freight movement	All warehouse and freight movement uses	1 space per 1,000 GFA
Waste-related service	All waste service	1 space per 1,000 GFA
Wholesale trade	All wholesale trade uses	1 space per 1,000 GFA
Other Uses		
Agriculture	All agriculture uses not listed below	Determined by zoning administrator
	Greenhouse or nursery	1 space per 200 GFA
Telecommunications facilities	All telecommunications facilities (general)	Determined by zoning administrator

Table 50.12.04.E-3 Example calculation for a mixed-use building in the NC Zoning District:				
Development Program	Base Parking Ratio	Base Parking Requirement	Final Parking Requirement Multiplier	Final Parking Requirement
1,500 GFA of restaurant space	1 space / 150 square feet of GFA	10	.5	5 spaces
2 residential units	2 spaces / unit	4	.5	2 spaces
Total				7 spaces