

Addendum Change

23-4D-5040 Parking Requirements

- (A) **Parking Required.** Required off street parking in the [Main Street Zones](#) is provided in Table 23-4D-5040(A) (Parking Standards for [Main Street Zones](#)).
- (B) **Parking Reductions.** See Section 23-4E-3060 (Off-street Motor Vehicle Parking Adjustments) for standards for parking adjustment from Table A (Parking Standards for [Main Street Zones](#)).
- (C) **Maximum Number of Parking Spaces.** Developments over 10,000 square feet in floor area or containing 25 or more residential units shall not exceed the double the minimum number of parking spaces required. [Maximum is calculated before any applicable parking reductions.](#) [Maximum does not apply to zones or land uses that require no off-street parking.](#)

Table 23-4D-5040(A) Parking requirements for MS1A–MS3B

Use Type	Off-Street Parking Requirement
(1) Residential	
Accessory Dwelling Unit - Residential	none required
Accessory Dwelling Unit - Commercial	none required
Bed and Breakfast	1 plus 0.8 per bedroom
Cooperative Housing	1 plus 1 per every 4 bedrooms
Home Occupations	None required
Senior/ Retirement Housing	0.8 per unit
Other allowed residential uses	1 per unit
(2) Residential Support	
No Residential Support uses allowed	
(3) Services	
Drive Through, Retail, or Service Facility	None Required
Hotel/Motel	1 per every 2 bedrooms, plus 1 per 500 sf of meeting space
Medical Services	1 per 350 sf after first 2,500 sf
Other allowed service uses	1 per 500 sf after first 2,500 sf
(4) Office	
Office, General (non-medical)	1 per 500 sf after first 2,500 sf
(5) Civic and Public Assembly	
Library, Museum, or Public Art Gallery	1 per 500 sf after first 2,500 sf
Meeting Facility (public or private)	1 per 500 sf after first 2,500 sf

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Table 23-4D-5040(A) Parking requirements for MS1A–MS3B (continued)	
Use Type	Off-Street Parking Requirement
School	
Business, or Trade	1 space per staff member, plus 1 space for every 4 students enrolled
College or University	1 space per staff member, plus 1 space for every 4 students enrolled
Private Primary	1 space per staff member
Private Secondary	1 space per staff member, plus 1 space for every 4 students enrolled in grades 11 and 12
Public Primary	1 space per staff member
Public Secondary	1 space per staff member, plus 1 space for every 4 students enrolled in grades 11 and 12
Other allowed civic and public assembly uses	As determined by the Director
(6) Restaurant and Bars	
Bar/Nightclub	
First 2,500 sf of area	None required
For each square foot greater than 2,500 sf up to 10,000 sf	1 per 125 sf
For each square foot greater than 10,000 sf	1 per 100 sf
Micro-Brewery/Micro-Distillery/Winery	1 per 150 sf after first 2,500 sf tasting area, 1 per 1,000 sf production area
Mobile Food Sales	None required
Restaurant	
First 2,500 sf of area	None required
For each square foot greater than 2,500 sf	1 per 125 sf
For restaurants that provide no customer service or dining area	1 per 325 sf after first 2,500 sf
Drive Through	None required
(7) Retail	
Food Sales	1 per 350 sf after first 2,500 sf
Mobile Retail	None required
All allowed retail uses	1 per 500 sf after first 2,500 sf
(8) Entertainment and Recreation	
Studio: art, dance, martial arts, music	1 per 500 sf after first 2,500 sf
Other allowed entertainment and recreation uses	As determined by the Director
(9) Industrial	
No industrial uses allowed	
(10) Agriculture	
All allowed Agriculture uses	As determined by the Director

Table 23-4D-5040(A) Parking requirements for MS1A–MS3B (continued)	
Use Type	Off-Street Parking Requirement
(6) Restaurant and Bars	
Bar/Nightclub	
Level 1	none required if <2,500 sf; 1 per 125 sf if 2,500-10,000 sf; 1 per 100 sf if > 10,000
Level 2	none required if <2,500 sf; 1 per 125 sf if 2,500-10,000 sf; 1 per 100 sf if > 10,000
Micro-Brewery/Micro-Distillery/Winery	1 per 150 sf after first 2,500 sf tasting area, 1 per 1,000 sf production area
Restaurant	
w/o Alcohol Sales	1 per 125 sf after first 2,500 sf; 1 per 325 sf after first 2,500 sf if no customer service or dining area is provided
w/ Alcohol Sales	1 per 125 sf after first 2,500 sf; 1 per 325 sf after first 2,500 sf if no customer service or dining area is provided
Drive Through	Not Applicable
Late Night Operation	1 per 125 sf after first 2,500 sf; 1 per 325 sf after first 2,500 sf if no customer service or dining area is provided
(7) Retail	
All allowed retail uses	1 per 500 sf after first 2,500 sf
(8) Entertainment and Recreation	
Studio: art, dance, martial arts, music	1 per 500 sf after first 2,500 sf
Other allowed entertainment and recreation uses	As determined by the Planning Director
(9) Industrial	
No industrial uses allowed	
(11) Automobile Related	
Gas Station	1 per each 2 fueling bays plus 2 queue spaces per each fueling bay
Parking Facility	As determined by the Planning Director
(12) Innovation and Technology	
No innovation and technology uses allowed	
(13) Other	
All allowed other uses	As determined by Planning Director

THE ADDENDUM INCLUDED ONLY THE TWO PREVIOUS PAGES. THIS PAGE IS FROM THE ORIGINAL, NOT THE ADDENDUM. USES (6), (7), (8), AND (9) ARE IN THE ADDENDUM BUT IT IS NOT ENTIRELY CLEAR WHAT THE INTENT WAS FOR USES (11), (12), AND (13) MARKED IN YELLOW ABOVE SINCE THEY WERE OMITTED IN THE ADDENDUM. THEY ARE PROBABLY STILL INTENDED TO BE APPLICABLE AND JUST GOT LEFT OFF BUT WHO KNOWS.