

**Table 6-1
Off-Street Parking Requirements**

Residential		
Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Accessory dwellings	1 space	n/a
Dormitories	.75 spaces per room	1.5 spaces for each room
Duplex (two attached units/lot)	2 spaces per unit	n/a
Home occupations	2 spaces per dwelling, plus 1 for visitors or 2 spaces per dwelling, plus 1 per chair for hair and nail services	n/a
Internet Café/Sweepstakes Facilities/Electronic Gaming Facility	2 spaces per computer and 1 space per employee	
Life care homes, nursing homes, assisted living, and special population housing	1 space per 4 beds, plus 1 per employee on the maximum shift	1 space per 3 beds, plus 1 per employee on the maximum shift
Manufactured home park	2 spaces per unit	n/a
Mixed use, apartments or condos above ground floor retail/office within the same building	1.5 spaces per unit, plus any additional spaces required by non-residential uses	3 spaces per unit, plus any additional spaces required by non-residential uses
Multifamily, condominiums, townhouses etc.	2 spaces per unit + .5 per bedroom over 2	3 spaces per unit + .5 per bedroom over 2
Residential care facilities - full time convalescent, attendant nursing and/or rehabilitation care	1 space per 4 beds, plus 1 per employee on the maximum shift	1 space per 3 beds, plus 1 per employee on the maximum shift
Rooming/boarding houses	1 space per bedroom	n/a
Single family attached	2 spaces per unit	3 spaces per unit
Single family detached, modular, manufactured homes	2 spaces per unit	n/a

Civic		
Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Armories, reserve and national guard	1 space per 300 sq. ft. gross floor area, plus 1 per vehicle stored on site	1 space per 150 sq. ft. gross floor area, plus 1 per vehicle stored on site
Assembly halls, coliseums, theaters etc.	1 space per 4 seats or 1 space per 32 sq. ft. of floor area in the main assembly hall, whichever is greater	1 space per 3 seats or 1 space per 30 sq. ft. of floor area in the main assembly hall, whichever is greater

Cemeteries	All parking must be provided on-site, either in designated parking areas or along internal lanes or roads.	n/a
Churches	1 space per 4 seats or 1 per 32 sq. ft of assembly area, whichever is greater	1 space per 3 seats or 1 per 30 sq. ft of assembly area, whichever is greater
Clubs, lodges, civic, social	1 space per 4 seats or 1 per 32 sq. ft. of assembly area, whichever is greater.	1 space per 200 sq. ft. of gross floor area
Colleges and universities	7 spaces per each classroom or 1 space per 5 seats in the largest assembly area, whichever is greater	15 spaces per each classroom or 1 space per 3 seats in the largest assembly area, whichever is greater
Community centers - public	1 space per 250 sq. ft. of gross floor area	1 space per 150 sq. ft. of gross floor area
Fire station	1 space per fireman on the maximum shift.	n/a
Government offices - fed., state, local	1 space per 300 sq. ft. of gross floor area	1 space per 150 sq. ft. of gross floor area
Hospital	1 space for each 4 beds, plus 1 space per employee on maximum shift	1 space for each 3 beds, plus 1 space per employee on maximum shift
Museum, libraries and art galleries	1 space per 300 sq. ft. of gross floor area	1 space per 150 sq. ft. of gross floor area
Police station	1 space per field officer on maximum shift, plus 1 space per 300 sq. ft. of office area	1 space per field officer on maximum shift, plus 1 space per 150 sq. ft. of office area
Post office, service facilities	1 space per 300 sq. ft. of gross floor area, plus 1 space per 2 employees on the max. shift, plus 1 space per each vehicle stored on site	1 space per 200 sq. ft. of gross floor area, plus 1 space per employee on the maximum shift., plus 1 space per each vehicle stored on site
School, business, fine arts	1 space per 200 sq. ft. of gross floor area or 1 space per 5 seats in the main assembly area, whichever is greater	1 space per 150 sq. ft. of gross floor area or 1 space per 3 seats in the main assembly area, whichever is greater
School, elementary, middle, junior high	1 space per classroom or 1 space per 5 seats in the main assembly area, whichever is greater	2 space per classroom or 1 space per 3 seats in the main assembly area, whichever is greater
School, senior high	5 spaces per each classroom or 1 space per 5 seats in the largest assembly area, whichever is greater	7 spaces per each classroom or 1 space per 3 seats in the largest assembly area, whichever is greater
School, trade, technical or vocational	1 space per 200 sq. ft. of gross floor area not used for storage	1 space per 150 sq. ft. of gross floor area not used for storage

Business and Personal Services		
Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Animal hospitals	3 spaces per doctor, plus 1 per employee	5 spaces per doctor, plus 1 per employee
Automobile inspection, repair and service	1 space per working bay, plus 1 per employee	2 spaces per working bay, plus 1 per employee
Automobile rental/leasing, no sales	1 space per employee, plus 3 customer spaces, plus 1 space per vehicle stored on site	1 space per employee, plus 7 customer spaces, plus 1.5 space per vehicle stored on site
Automobile washing establishment	1 space per 2 employees, plus an area capable of stacking 2 cars per bay	1 space per 1 employee, plus an area capable of stacking 3 cars per bay
Crematorium	1 space per employee, plus 1 visitor space	n/a
Day care centers - adult/child	1 space per 300 sq. ft. of gross floor area, plus an unloading and loading area capable of stacking 4 vehicles	1 space per 150 sq. ft. of gross floor area, plus an unloading and loading area capable of stacking 6 vehicles, plus 1 space per employee
Dry cleaning - personal	1 space per employee and 3 customer spaces	1 space per employee and 6 customer spaces
Dry cleaning and laundry - industrial	1 space per employee on maximum shift, plus 1 space per 300 sq. ft of office gross floor area	1 space per employee on maximum shift, plus 1 space per 200 sq. ft of office gross floor area
Funeral homes	1 space per 5 seats or 50 sq. ft. of floor area in the main assembly area, whichever is greater, plus 1 per vehicle stored on site	1 space per 3 seats, or 30 sq. ft. of floor area in the main assembly area, whichever is greater, plus 1 per vehicle stored on site
Hair, nail and skin care - excluding home occupations	2 spaces per customer service chair, station or tanning bed and 1 space per employee	3 spaces per customer service chair, station or tanning bed and 1 space per employee
Health spas, fitness and tanning	1 space per 100 sq. ft. of customer participation area plus 1 space per employee	1 space per 75 sq. ft. of customer participation area plus 1 space per employee
Home services - carpet and home cleaning, interior design, locksmith and general personal goods repair etc.	1 space per employee and 3 customer spaces, if walk in or retail business is expected	1 space per employee and 5 customer spaces, if walk in or retail business is expected
Kennels and pet boarding - outdoor	1 space per employee and 5 customer spaces	1 space per employee and 10 customer spaces
Laundry, coin operated	1 space per 2 washers	1 space per 1 washer
Medical, dental, doctors, clinics	6 spaces per doctor, plus 1 per employee	8 spaces per doctor, plus 1 per employee
Newspaper offices with printing plants incidental to such offices	1 space per 300 sq. ft. of gross office floor area, plus 1 space per printing plant employee	1 space per 200 sq. ft. of gross office floor area, plus 1 space per printing plant employee

Business and Personal Services		
Offices - business and professional excluding retail trade and home occupations	1 space per 350 sq. ft. of gross floor area	1 space per 200 sq. ft. of gross floor area
Parcel delivery service	1 space per employee on the maximum shift, plus 5 customer spaces	1 space per employee on the maximum shift, plus 10 customer spaces
Personal or business services not in its own category, copying, printing, clothing alteration, shoe repair etc.	1 space per 300 sq. ft. of floor area excluding storage	1 space per 200 sq. ft. of floor area excluding storage
Self storage, mini-warehouse	1 space per employee, plus 3 customer spaces	1 space per employee, plus 5 customer spaces
Shooting/archery ranges indoor only	1 space per employee, plus 1 space per shooting booth or station	1 space per employee, plus 2 space per shooting booth or station
Sign painting, fabrication	1 space per employee and 3 customer spaces	1 space per employee and 5 customer spaces
Studios for artists, photographers etc.	1 space per employee and 3 customer spaces if there are retail sales	1 space per employee and 5 customer spaces if there are retail sales
Tattoo parlors	1 space per employee and 3 customer spaces	1 space per employee and 5 customer spaces

Retail Trade		
Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Automobile sales new, including the accessory uses of used car sales, leasing and service & repair	1 space per 300 sq. ft. of indoor sales, display and office area and 1 space per employee	1 space per 200 sq. ft. of indoor sales, display and office area and 1 space per employee
Automobile sales used, no service or repair	1 space per employee and 5 customer spaces	1 space per employee and 10 customer spaces
Boats, heavy or farm equipment and manufactured home sales, rental and/or service	1 space per employee, plus 1 space for each service bay, plus 5 customer spaces	1 space per employee, plus 2 space for each service bay, plus 10 customer spaces
Building supply/lumber/tools etc. including outdoor storage	1 space per 300 sq. ft. of floor area excluding storage	1 space per 200 sq. ft. of floor area excluding storage
Convenience stores	1 space for each 200 sq. ft. of gross floor area	1 space for each 100 sq. ft. of gross floor area
Flea markets indoor only	1 space per 300 sq. ft. of floor area excluding storage	1 space per 200 sq. ft. of floor area excluding storage
Flea markets indoor/outdoor	1 space per 300 sq. ft. of indoor floor area excluding storage and 1 space per 500 sq. ft. of outdoor grounds devoted to sales	1 space per 200 sq. ft. of indoor floor area excluding storage and 1 space per 400 sq. ft. of outdoor grounds devoted to sales

Furniture Sales	1 space per 500 sq. ft. of display area and 1 space per 1,000 sq. ft. of storage area	1 space per 300 sq. ft. of gross floor area
Retail Trade		
Gas station - minor maintenance, such as tire change, alignment, lubrication, batteries, inspections, towing, air conditioning, brakes, tune-ups, etc.	1 space per working bay, plus 1 space per 200 sq. ft. of retail area, plus 1 per employee	2 spaces per working bay plus 1 space per 100 sq. ft. of retail area, plus 1 per employee
Garden supply, greenhouses, nurseries, with outdoor storage	1 space per 300 sq. ft. of indoor floor area excluding storage and 1 space per 1000 sq. ft. of outdoor grounds devoted to sales	1 space per 200 sq. ft. of indoor floor area excluding storage and 1 space per 500 sq. ft. of outdoor grounds devoted to sales
Grocery stores	1 space per 300 sq. ft. of gross floor area	1 space per 200 sq. ft. of gross floor area
Pharmacy, with drive through	1 space per 250 sq. ft. of gross floor area	1 space per 200 sq. ft. of gross floor area
Pharmacy, without drive through	1 space per 250 sq. ft. of gross floor area	1 space per 150 sq. ft. of gross floor area
Produce and fruits within buildings	1 space per 300 sq. ft. of gross floor area	1 space per 200 sq. ft. of gross floor area
Retail, large durable goods, not in its own category – examples appliances, electronics, lawn mowers, bicycles, etc	1 space per 500 sq. ft. of gross floor area	1 space per 300 sq. ft. of gross floor area
Retail, small nondurable goods, not in its own category – examples clothes, household supplies, toys, art supplies, sporting goods, gifts, books, etc.	1 space per 250 sq. ft. of gross floor area	1 space per 150 sq. ft. of gross floor area
Shopping centers - less than 15,000 sq. ft.	1 space per 250 sq. ft. of gross floor area	1 space per 150 sq. ft. of gross floor area
Shopping centers - 15,000 to 200,000 sq. ft.	1 space per 300 sq. ft. of gross floor area	1 space per 200 sq. ft. of gross floor area
Shopping centers - 200,001 to 500,000 sq. ft.	1 space per 350 sq. ft. of gross floor area	1 space per 250 sq. ft. of gross floor area
Shopping centers - over 500,000 sq. ft.	1 space per 400 sq. ft. of gross floor area	1 space per 300 sq. ft. of gross floor area

Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Junk yards, salvage yards, recycling of metal, paper and other materials	1 space per employee and 5 customer spaces	1 space per employee and 10 customer spaces
General manufacturing, processing, distribution, or warehousing	1 space per 2 employees on the maximum shift, plus 1 space for each vehicle stored on site	1 space per employee on the maximum shift, 1 space per 200 sq. ft. of office area plus, 1 space for each vehicle stored on site

Recreation, Entertainment, Food Service and Lodging		
Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Arcades, bars, nightclubs, gamerooms, pool halls, places of entertainment with or without an ABC permit and Bingo game establishments	1 space per 32 sq. ft. of floor area, excluding storage area	1 space per 25 ft. of floor area, excluding storage
Bed and Breakfast	1 space per room for rent, plus 2 for owner/operator	n/a
Bowling alleys	3 spaces per lane, plus 1 per employee	6 spaces per lane, plus 1 per employee
Commercial riding stables	1 space per 2 horse stalls, plus 1 per employee	1 space per horse stall, plus 1 per employee
Fortunetellers, palm readers etc	1 space per 300 sq. ft. of gross floor area	1 space per 200 sq. ft. of gross floor area
Golf courses and country clubs	4 spaces per hole, plus 1 per employee and additional requirements if club has other functions, i.e. restaurant, meeting rooms etc.	n/a
Hotels, extended stay hotels, motels	1 space per room and 1 per employee, plus 1 space for every 80 sq. ft. of meeting area	1.5 space per room and 1 per employee and 1 space for every 40 sq. ft. of meeting area
Hotels with convention facilities	1 space per room and 1 per employee and 1 space for every 80 sq. ft. of meeting area	1.5 space per room and 1 per employee and 1 space for every 40 sq. ft. of meeting area
Miniature golf	2 spaces per hole	4 spaces per hole
Micro brewery, less than 7000 sq. ft. (for greater than 7000 sq. ft. see General Manufacturing.	1 space per 4 seats and 1 space per employee	1 space per 40 sq. ft. of floor area excluding storage, brewing area or 1 space per 2 seats, whichever is greater.
Outdoor recreational facility, privately owned, not in conjunction with single-family development or PUD	18 spaces per playing field, plus 1 space for every four available seats.	36 spaces per playing field, plus 1 space for every two available seats.
Restaurants, fast food, drive-through	1 space per 3 seats plus 1 space per employee	1 space per 50 sq. ft. of gross floor area
Restaurants, drive in/take out, no seats	1 space per 60 sq. ft. of gross floor area	1 space per 30 sq. ft. of gross floor area
Restaurants	1 space per 4 seats, plus 1 space per employee	1 space per 2 seats, plus 1 space per employee
Sexually oriented business	1 space per 32 sq. ft. of floor area excluding storage or 1 space per 4 seats, whichever is greater	1 space per 20 sq. ft. of floor area excluding storage or 1 space per 2 seats, whichever is greater
Skating rink, ice and roller	1 space per 200 sq. ft. of skating area	1 space per 100 sq. ft. of skating area

Commercial Recreation Area	1 space per 100 sq. ft. of customer participation area, 1 space per 100 sq. ft. of spectator area or 1 space per game plus 1 space per 4 seats, whichever is greater.	n/a
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Recreation, Entertainment, Food Service and Lodging

Theaters, multiplexes	1 space per 4 seats and 1 space per employee	1 space per 3 seats and 1 space per employee
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Utility, Public Service and Communication

Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Sanitation collection services	1 space per employee plus 1 space for each vehicle stored on site	n/a
Public and private water towers	1 space for each service vehicle	n/a
Public water treatment, wastewater treatment facilities	1 space per employee, plus 2 visitor spaces, plus one space for each vehicle stored on site	n/a
Radio and television stations, studios and offices	1 space per 300 sq. ft of gross floor area, plus 1 space for each vehicle stored on site	1 space per 200 sq. ft of gross floor area, plus 1 space for each vehicle stored on site
Recycling collection station, paper, metal, glass	3 spaces per station, plus 1 per attendant	n/a

Transportation

Land Use	Minimum Parking Spaces	Maximum Parking Spaces
Airports and support facilities	1 space per 4 seats for waiting, plus 1 per employee	1 space per 2 seats for waiting, plus 1 per employee
Bus terminals	1 space per 400 sq. ft of gross floor area, plus 1 space per employee and 1 space per loading ramp	1 space per 200 sq. ft. of gross floor area, plus 1 space per employee
Charter bus, limousine services	1 space per employee, plus 2 visitor spaces, plus 1 space for each vehicle stored on site	1.5 spaces per employee, plus 2 visitor spaces, plus 1 space for each vehicle stored on site
Maintenance and service facilities for commercial and public transportation or transit equipment	1 space per employee, plus 2 visitor spaces, plus 1 space for each vehicle stored on site	2 spaces per employee, plus 2 visitor spaces, plus 1 space for each vehicle stored on site
Rail terminals and facilities	1 space per employee, plus 2 visitor spaces, plus 1 space for each vehicle stored on site	2 spaces per employee, plus 2 visitor spaces, plus 1 space for each vehicle stored on site

Trucking terminals and services	1 space per employee on the maximum shift, plus 1 space per 300 sq. ft. of office area, plus one space for each truck stored on the site.	3 spaces per employee on the maximum shift, plus 1 space per 200 sq. ft. of office area, plus one space for each truck stored on the site.
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