

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

<b>Residential</b>		
<b>Land Use</b>	<b>Minimum Parking Spaces</b>	<b>Maximum Parking Spaces</b>
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
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

  

<b>Civic</b>		
<b>Land Use</b>	<b>Minimum Parking Spaces</b>	<b>Maximum Parking Spaces</b>
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

<b>Business and Personal Services</b>		
<b>Land Use</b>	<b>Minimum Parking Spaces</b>	<b>Maximum Parking Spaces</b>
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 graeter, 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 1washer
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

<b>Business and Personal Services</b>		
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

<b>Retail Trade</b>		
<b>Land Use</b>	<b>Minimum Parking Spaces</b>	<b>Maximum Parking Spaces</b>
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

<b>Retail Trade</b>		
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

<b>Land Use</b>	<b>Minimum Parking Spaces</b>	<b>Maximum Parking Spaces</b>
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

<b>Recreation, Entertainment, Food Service and Lodging</b>		
<b>Land Use</b>	<b>Minimum Parking Spaces</b>	<b>Maximum Parking Spaces</b>
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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