

**ARTICLE 19**

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**PARKING AND LOADING**

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**Sec. 19.01 GENERAL**

In all Zoning Districts, there shall be provided, before any building or structure is occupied or is enlarged or increased in capacity, off-street parking spaces for motor vehicles as follows: (These standards may be modified by the Planning Commission during site plan review)

Use	Required Number of Parking Spaces	Per Each Unit of Measure as Follows:
(1) Animal Hospital and Kennels	1	Four hundred (400) square feet of usable floor area plus two (2) employees
	1	
(2) Auditorium, Theaters, and Assembly Halls	1	Three (3) seats based on maximum seating capacity in the main place of assembly therein, plus two (2) employees
	1	
(3) Auto Repair Shops, Bump Shops, Service Garages	2	Service stall
	1	plus eight hundred (800) square feet of usable floor area, plus two (2) employees
	1	
(4) Auto salesrooms, Wholesale Stores, Machinery Sales, Showrooms of a plumber, electrician, or other similar trade	1	One thousand (1,000) square feet of usable floor area, plus one (1) employee
	1	
(5) Banks and Post Offices	1	Two hundred (200) square feet of usable floor area plus one (1) employee
(6) Barber Shop	2	Barber
(7) Beauty Parlor	3	Beauty shop operator
(8) Bowling Alleys	8	Bowling lane, plus amount required for accessory uses
(9) Business and Professional Offices	1	Two hundred (200) square feet of gross floor area
(10) Carry-out, Drive-in Restaurant	1	Two hundred (200) square feet of gross floor area plus two (2) employees, with a minimum total of eight (8) parking spaces
	1	
(11) Child Care Center, Day Care Centers, Nursery Schools	1	Four hundred (400) square feet of usable floor area, plus employee
	1	
(12) Churches	1	Three (3) seats or six (6) feet of pews, based on maximum seating capacity in the main unit of worship

Use	Required Number of Parking Spaces	Per Each Unit of Measure as Follows
(13) Dance Halls, Exhibition Halls, Pool Halls, and Billiard Parlors, and Assembly Halls without fixed seats	1	Two (2) persons allowed within the maximum occupancy load as established by local, County or State fire, health or building codes (or)
	1	One hundred (100) square feet of usable floor area (whichever is greater)
(14) Drive-in Bank	4	Teller window
(15) Drive-in Establishments (see also Item 20 below)	1	Two (2) employees
(16) Drive-in Restaurants	1	Fifty (50) square feet of gross floor area plus
	1	three (3) employees, with a minimum total of forty (40) parking spaces
(17) Drive-in Theater	1	Outdoor speaking facility,
	1	plus two (2) employees
(18) Elementary Schools, Junior High Schools, Trade Schools	1	Teacher, employee and administrator, in addition to the requirements of the auditorium or assembly hall. If no auditorium or assembly hall exists, then one (1) space per classroom is required in addition to that for each teacher, employee or administrator in the school.
(19) Establishments (other than drive-in restaurants) for sale and consumption on the premises of beverages, food or refreshments (i.e., standard restaurants)	1	Three (3) persons allowed within the maximum capacity load as established by local, State or County fire, health or building codes,
	1	plus three (3) employees,
	1	or one hundred (100) square feet of gross floor area,
	1	plus three (3) employees
(20) Fast-food, Drive-in Restaurants	1	One hundred twenty-five (125) square feet of
	1	gross floor area, plus two employees, with a minimum total of twenty (25) parking spaces
(21) Filling Station, Automobile Service Station	2	Service stall,
	1	plus employee,
	1	plus service vehicle
(22) Furniture and Appliance, Household Equipment Repair Shops, Hardware Stores, and Similar Stores	1	Eight hundred (800) square feet of usable floor area,
	1	plus two (2) employees

Use	Required Number of Parking Spaces	Per Each Unit of Measure as Follows
(23) Golf Course open to the public	5 1	Hole, plus employee, plus the amount required for accessory uses
(24) High Schools	1 1 1	Teacher, plus employee or administrator, plus requirements of the auditorium or assembly hall therein, plus ten (10) students
(25) Hospitals	1 1 1 1	Two (2) beds plus staff doctor, plus one thousand (1,000) square feet of patient surgery or treatment area, plus two (2) employees
(26) Industrial Establishments, including manufacturing, research and testing laboratories, creameries, bottling works, printing, plumbing or electrical work shops	1 1	One and one-half (1 1/2) employees computed on the basis of the greatest number of persons employed at any one period during the day or night, or five hundred fifty (550) square feet of usable floor area (whichever is greater)
(27) Laundromat, coin-operated dry cleaning establishments	1	Washing and/or dry cleaning machine
(28) Libraries and Museums	1	Five hundred (500) square feet gross floor area
(29) Medical Clinic or Dental Clinic	3 1	Staff or visiting doctors, plus one (1) employee
(30) Miniature or Par 3 Golf Course	2 1	Hole, plus employee
(31) Mobile Home Site	2	Mobile home site
(32) Mortuary establishments, funeral homes and undertaking parlor	1	Fifty (50) square feet of floor area in the parlor area
(33) Motels and Hotels	1 1	Guest bedroom, plus one (1) employee, plus parking space as may be required for accessory uses
(34) Motor Vehicle Wash Establishment (self-service)	4	Wash stall
(35) Motor Vehicle Wash Establishment (other than self-service)	4 1	Maximum capacity as computed by dividing the linear dimension of the mechanical wash/dry operation by twenty (20) feet, plus one (1) employee

Use	Required Number of Parking Spaces	Per Each Unit of Measure as Follows
(36) Multiple-family Dwelling	2	Dwelling unit
(37) Open air business uses including	1	Each eight hundred (800) square feet of gross mobile home sales and used car lot area used for open air sales or display plus sales lot additional parking space for any structure utilized for retail sales computed in accordance with the requirements for retail stores (Item 41)
(38) Personal service establishment, not otherwise provided for herein	1	Three hundred (300) square feet of usable floor
	1	area, plus two (2) employees
(39) Private clubs, fraternities, dormitories	1	Three (3) members or lodgers allowed within the maximum occupancy load as established by local, State or County fire, health or building codes
(40) Private tennis club, swim club, golf club	1	Four (4) member families or individual members, or similar use plus the amount required for accessory uses
(41) Retail stores except as otherwise provided herein	1	One hundred fifty (150) square feet of gross floor
	1	area, plus two (2) employees
(42) Roadside stands	6	Establishment
(43) Sanitariums, convents, home for the aged, convalescent homes, nursing homes, and children's homes	1	Four (4) beds,
	1	plus staff doctor,
	1	plus two (2) employees
(44) Single or two-family dwelling	2	Dwelling unit
(45) Stadiums and sports arenas	1	Four (4) seats, or eight (8) feet of benches (whichever is greater)
(46) Warehouse and storage buildings	1	Two (2) employees computed on the basis of the greatest number of persons employed at any one period during the day or night
	1	or fifteen hundred (1,500) square feet of gross floor space (whichever is greater)

**Sec. 19.02 LOCATION OF FACILITIES**

Off-street parking facilities shall be located as hereafter specified; when a distance is specified, it shall be the walking distance measured from the nearest point of the parking facility to nearest normal entrance to the building or use that such facility is required to serve.

(a) For all residential buildings and for all nonresidential buildings and uses in Residential Zoning Districts, required parking shall be provided on the lot with the building or use it is required to serve.

(b) For commercial and all nonresidential buildings and uses in Commercial and Industrial Zoning Districts, required parking shall be provided within three hundred (300) feet.

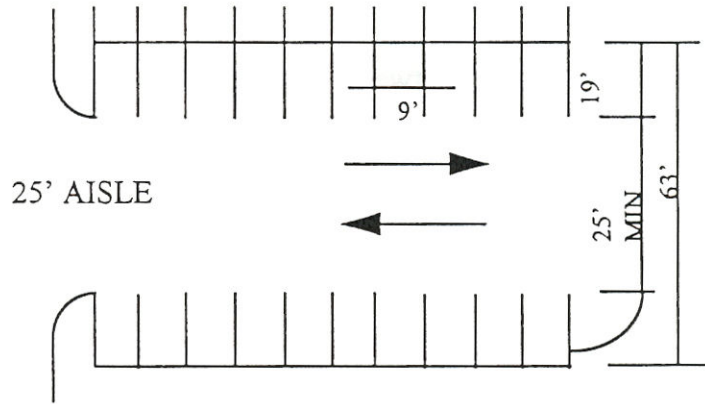
**Sec. 19.03 SIZE OF PARKING SPACE**

The dimension of off-street parking spaces shall be in accordance with the following minimum dimensions:

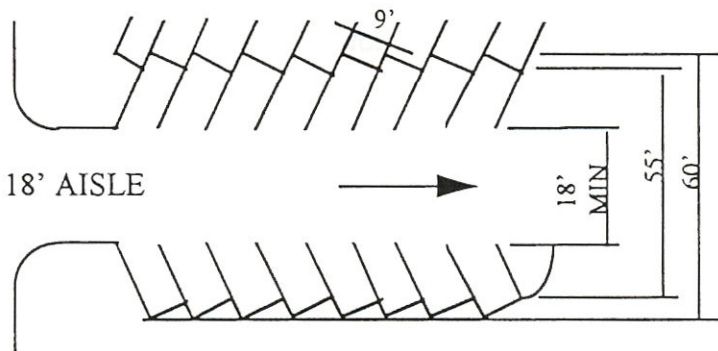
<b>Parking Pattern</b>	<b>Maneuvering Lane Width</b>	<b>Parking Space Width</b>	<b>Parking Space Width</b>	<b>Total Width of One Tier of Spaces Plus Maneuvering Lane</b>	<b>Total Width of One Tier of Spaces Plus Maneuvering Lane</b>
<b>0° (Parallel parking)</b>	12 ft.	8 ft.	23 ft.	20 ft.	28 ft.
<b>30° to 53°</b>	13 ft.	9 ft.	20 ft.	33 ft.	53 ft.
<b>54° to 74°</b>	18 ft.	9 ft.	21 ft.	39 ft.	60 ft.
<b>75° to 90°</b>	25 ft.	9 ft.	19 ft.	44 ft.	63 ft.

The graphic entitled Parking Layouts is included for illustration purposes only and not drawn to scale.

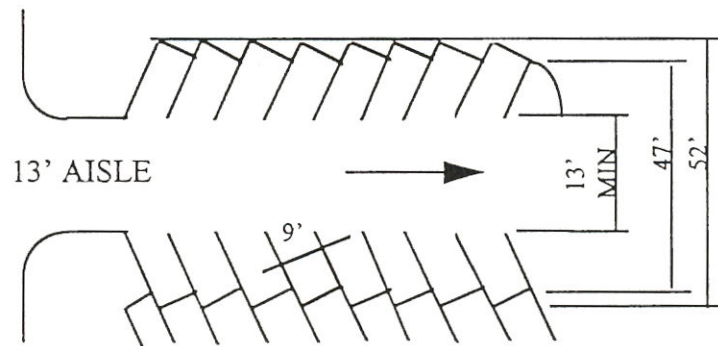
90° PARKING



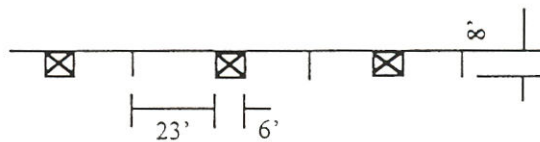
60° PARKING



45° PARKING



PARALLEL PARKING



PARKING LAYOUTS



**Sec. 19.04 REQUIREMENTS FOR PARKING AREAS**

Every parcel of land hereafter established as an off-street public or private parking area for more than five (5) vehicles, including a municipal parking lot, commercial parking lot, automotive sales and/or service lot, and accessory parking areas for multiple dwellings, businesses, public assembly, and institutions, shall be developed and maintained in accordance with the following requirements:

- (a) The parking lot and its driveways shall be effectively screened on each side which adjoins or faces premises situated in any R or AG Zoning District, a greenbelt ten (10) feet in width landscaped with lawn and low shrubbery clumps backed up by a solid planting of evergreen trees which are a minimum of five (5) feet in height or other suitable screening device.
- (b) The parking lot and its driveway shall be: (1) designed to provide adequate drainage; (2) surfaced with concrete or asphalt pavement; and (3) maintained in good condition, free of dust, trash, and debris.
- (c) The parking lot and its driveways shall not be used for repair, dismantling, or servicing of any vehicles.
- (d) The parking lot shall be provided with entrances and exits so located as to minimize traffic congestions.
- (e) Lighting facilities shall be so arranged as to reflect the light away from adjoining properties.
- (f) No part of any public or private parking area, regardless of the number of spaces provided, shall be closer than ten (10) feet to the street right-of-way.

**Sec. 19.05 OFF-STREET LOADING SPACES**

For every building or addition to an existing building hereafter erected to be occupied by storage, display of goods, retail store or block of stores, wholesale store, market, hotel, hospital, mortuary, laundry, dry cleaning or other similar uses required the receipt or distribution or distribution in vehicles of materials or merchandise, there shall be

provided and maintained on the same lot with such building or addition (1) an area or means adequate for maneuvering and ingress and egress for delivery vehicles; and (2) off-street loading spaces in relation to floor areas as follows:

- (a) Up to twenty thousand (20,000) square feet - one (1) space;
- (b) Twenty thousand (20,000) or more but less than fifty thousand (50,000) square feet - two (2) spaces;
- (c) One (1) additional space for each additional fifty thousand (50,000) square feet or fraction thereof.

Each such loading space shall be at least ten (10) feet in width, thirty-five (35) feet in length and fourteen (14) feet in height. No such space shall be located closer than fifty (50) feet to any lot in any R Zoning District.

**Sec. 19.06 HANDICAPPED PARKING**

Handicapped parking shall be provided in accordance with the State of Michigan regulation.