

**6.1.10 Table of Dimensional Requirements for Off-Street Parking.**

	Minimum Width*	Minimum Length	Min. Setback from Lot Line	Min. Setback from Bldg†**	Max. Curbscut***	Minimum Access Drive		Minimum Drivelane		
						One Way*	Two Way	45°-60° Angle Park**	61°-75° Angle Park	76°-90° Angle Park
SSF [Ord. 12/10/2014]	8	18	3	3	20	8	---	---	---	---
TSF, TTF, USF	8	18	3	3	15	8	---	---	---	---
UMF, TMF	9	18	3	3	25	8	12	20	22	22
NB, UMU, TMU	9	18	3	5	25	12	20	20	22	22
SMF, SMU, RR	9	18	3	5	25	12	20	20	22	24
DMU	8.5	18	3	5	25	12	20	20	22	24
HRC, INST, OP, PDMI	9	18	3	5	32	12	20	20	22	24
LI, GI	9.5	18	5	5	32	12	20	20	22	24

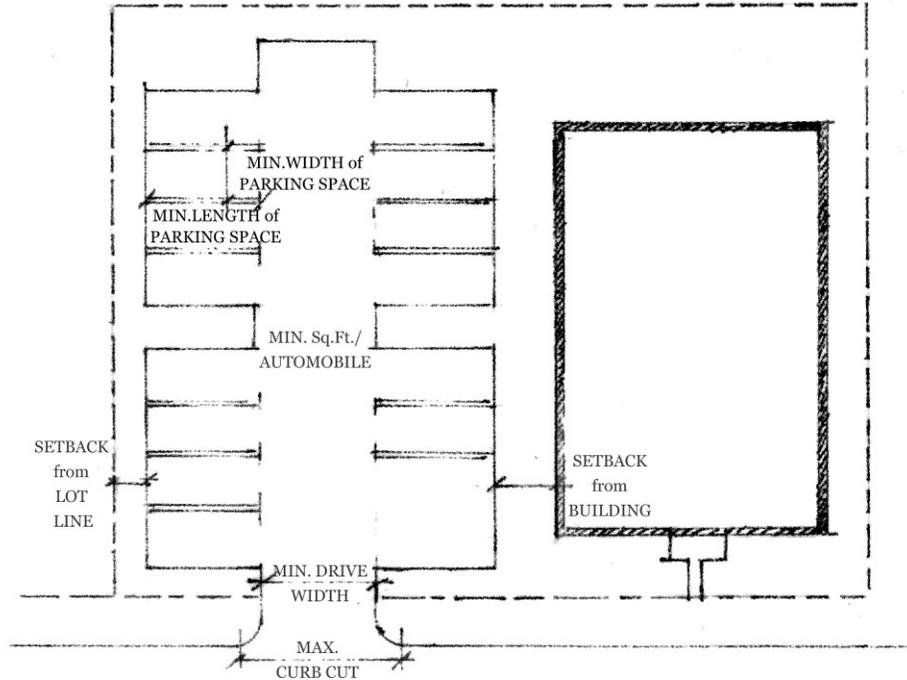
-- Denotes no dimensional requirement.

† This requirement applies to those portions of building walls containing windows or other openings off of habitable or occupiable rooms or spaces at the basement, ground floor, or first story levels. This requirement does not apply to residential garages, carports, or other structures designed and constructed for the primary purpose of housing automobiles on residential properties. This requirement governs open-air parking spaces and driveways or drivelanese.

\* In all zones, parking spaces and driveways serving single-family, two-family, and three-family residences may be as narrow as 8'-0" wide and may be setback as little as 3'-0" from a building as defined above and driveways serving residential dwellings containing at least four and not more than six units may be as narrow as 12'-0" wide and may be setback as little as 3'-0" from a building as defined above.

\*\* 45-60 degree angle parking serving residential developments may be accessed by a one-way drivelane with a minimum width of 14 feet. [Ord. 11-29-05]

\*\*\* In all zones, curb cuts serving single-family and two-family residences shall have a maximum curb cut of 15 feet, which may be extended to 24 feet by right if all parking facilities serving the structure are paved with a pervious surface. At a minimum the pervious surface, including base material, must accommodate the annual recharge of stormwater for the entire parking facility under pre-development conditions based on soil type. The maximum curb-cut width serving single-family and two-family residences where parking facilities are paved with an impervious surface, may also be extended to 24 feet in width with a special permit if the Zoning Board of Appeals finds that the wider curb cut will not be detrimental to neighborhood character, availability of on-street parking, stormwater management, or municipal infrastructure. [Ord. 11-16-10]



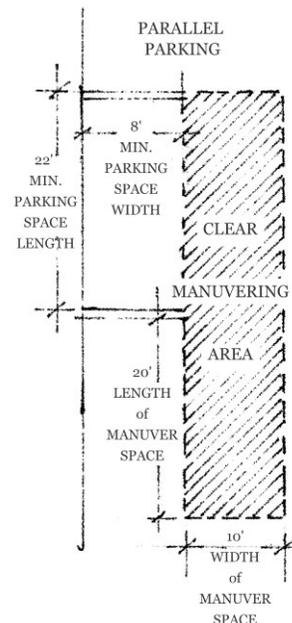
A TYPICAL PARKING LOT

**6.1.11 Notes to Table of Dimensional Requirements for Off-Street Parking.**

1. Lots used solely for off-street parking in Residential Districts must conform to the above requirements but do not need to meet all dimensional requirements for a building lot as set forth in Section 5.0 of this ordinance. A special permit must be obtained from the Zoning Board of Appeals for any parking lot in a Residential District whose frontage exceeds the minimum frontage required for a building lot in the zone where the lot is located.

2. The Board of Appeals may grant a special permit modifying the requirements listed in this table in cases of a mechanical garage or in case the Board is satisfied that the parking facility will be used by cars of less than standard size, provided the total number of spaces conforms to Section 6.1.4.

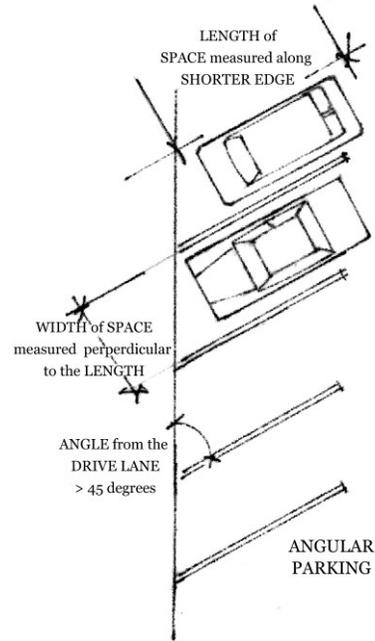
3. Some or all of a project's off street parking requirements may be met using parallel parking spaces in all zones. Parallel parking spaces must be at least 8' wide and 22' long. For each parallel parking space, the adjacent drive



lane must be at least 10' wide and at least 20' of clear maneuvering area must be provided in front of the space in the drive lane adjacent to the space.

4. Angle parking spaces may be used to satisfy some or all of a project's off-street parking requirements. Angle parking spaces must conform to the dimensions outlined in the Table for the zone where they are located. The length of an angle parking space is measured along the shorter side and the width is measured perpendicular to the angle of the space. The angle of a parking space must be between 45° and 90° from the drive lane providing access to that space, unless it is a parallel parking space.

5. Off-street parking requirements for single-family and two-family residential buildings may be satisfied by stacking spaces behind one another in a driveway. Off-street parking requirements for residential buildings may be satisfied by locating one surface parking space in front of a garage serving the same dwelling unit. In no other circumstance may all or part of the minimum parking requirements be satisfied in such a manner as to require moving a car parked in any one space to enable a car parking in any other space to enter or exit that space. When a common driveway is shared by two or more property owners or when stacked spaces are used at a two-family property, no parking requirements may be satisfied in such a manner as to require moving a car owned or used by the owner or occupant of one property to enable a car owned or used by the owner or occupant of another property to enter or exit the parking area. [Ord. 5-25-10]



6. Minimum width of entry drive right-of-way for access to subdivision or multifamily development shall be thirty-five (35) feet. The pavement width shall comply with the standards for access drive[s] enumerated in section 6.1.10. [Ord. 5-25-10]

7. The minimum setback from the property line requirement listed in table 6.1.10 applies to all parking spaces and all driveways and paved areas used to access those spaces, except for the location where a driveway enters a lot or a common driveway subject to the provisions of section 6.7.4.

8. The maximum curbcut width is measured at the curbline.

9. Some or all of the parking requirements for residential dwellings may be satisfied within enclosed residential garages. Required parking spaces located within residential garages must include a clear area at least 11'-0" in width and 21'-0" in length and conform to all applicable provisions of the State Building Code.

**6.1.12 Prohibition.** Parking areas shall not be used for automobile sales, gasoline sales, dead storage, repair work, dismantling or servicing of any kind, and any lighting that is provided shall be installed in a manner that will prevent direct light from shining onto any street or adjacent property.

**SECTION 6.2 LOADING REQUIREMENTS**

**6.2.1 Intent of Loading Requirements.** It is the intention of this Section 6.2 that all buildings and uses requiring the delivery of goods as part of their function be provided eventually with necessary space for off-street loading.