

TOWN OF CLARENVILLE
DEVELOPMENT REGULATIONS 2010-2020

SCHEDULE D
LOADING AND PARKING
REQUIREMENTS

DRAFT

SCHEDULE D - OFFSTREET LOADING AND PARKING REQUIREMENTS

1. Off-Street Loading Requirements

- (1) Where Council deems necessary, for every building, structure or use requiring the shipping, loading or unloading of animals, goods, wares or merchandise, one or more loading spaces will be provided and maintained on the lot measuring at least 15 metres long and 4 metres wide with a vertical clearance of at least 4 metres. The space will have direct access to a public street or to a driveway of a minimum width of 6 metres that connects to a public street.
- (2) The number of loading spaces to be provided will be determined by Council.
- (3) The loading spaces required by this Regulation will be designed so that vehicles can manoeuvre clear of any street and so that it would not be necessary for any vehicle to reverse onto or from a street.

2. Parking Area Standards

- (1) For every building, structure or use to be erected or enlarged, there shall be provided and maintained a quantity of off-street parking spaces sufficient to ensure that the flow of traffic on adjacent streets is not impeded by on-street parking of vehicles associated with that building, structure or use.
- (2) The number of parking spaces to be provided for any building, structure, use of occupancy shall conform to the standards set out in Schedule D, except as otherwise modified by Schedule C, of these Regulations.
- (3) Each parking space, except in the case of a single or attached dwelling, will be made accessible by means of a right-of-way at least 3 metres wide.
- (4) Residential parking spaces shall be provided on the same lot as the dwelling or dwellings. Parking space for apartment buildings will be provided in the rear yard where possible.
- (5) Non-residential parking spaces shall be provided not more than 200 metres distant from the use for which the parking is required.
- (6) The parking facilities required by this Regulation will, except in the case of single or attached dwellings, be arranged so that it is not necessary for any vehicle to reverse onto or from a street.

- (7) Where Council permits parking perpendicular to the curb, the minimum dimensions of each parking stall will be as follows:

Parking stall width	2.5 metres
Parking stall length or depth	5.5 metres
Aisle width separating opposite parking stalls	7.0 metres
Aisle width separating a stall from another obstruction	7.0 metres
Driveway width	7.0 metres

Where Council permits parking horizontal to the curb, the minimum length of the stall will be 7.00 metres and the aisle width will be at least 4 metres, or more if deemed necessary by Council.

For any other parking lot configuration, the requirements shall as be as specified by Council, but in no instance shall the requirements be less than that specified for perpendicular parking spaces.

- (6) Other requirements for parking areas are as follows:
- (a) The parking area will be constructed and maintained to the specifications of Council,
 - (b) Lights for illumination of the parking area will be arranged so as to divert the light away from adjacent development,
 - (c) Except on a service station or industrial lot, no gasoline pump or other service station equipment will be located or maintained in a parking area,
 - (e) No part of any off-street parking area will be closer than 1.5 metres from the front lot line in any zone,
 - (f) Where, in the opinion of Council, strict application of the above parking requirements is impractical or undesirable, Council may as a condition of a permit require the developer to pay a service levy in lieu of the provision of a parking area, and Council will use the full amount of the levy for the provision and upkeep of alternative parking facilities within the vicinity of the development.

3. Off-Street Parking Requirements

- (1) The off-street parking requirements for the various use classes set out in Schedule B will be as set out in the following table, except as otherwise set out in Schedule C. In the case of developments that include more than one use class, these standards shall be regarded as cumulative.

- (2) Adequate off-street provision for the drop-off and pick-up of persons will be provided on the same lot as the development unless otherwise stipulated by Council.
- (3) The number of spaces to be provided for off-street parking will be in accordance with the following table.

CLASS	MINIMUM OFF-STREET PARKING REQUIREMENT
Theatre	One space for every 6 seats.
Cultural and Civic	One space for every 60 square metres of gross floor areas.
General Assembly	One space for every 15 square metres of gross floor area.
Educational	Schools - 2 spaces for every classroom. Further education - 1 space for every 5 persons using the facilities (students, faculty and staff).
Place of Worship	One space for every 6 seats.
Passenger Assembly	As specified by Council.
Club and Lodge	One space for every 3 persons that may be accommodated at one time.
Catering	One space for every 3 customers that may be accommodated at one time.
Funeral Home	One space for every 12 square metres of gross floor area.
Child Care	One space for every 30 square metres of gross floor area
Amusement	One space for every 15 square metres of gross floor area.
Outdoor Assembly	As specified by Council.
Campground	As specified by Council.
Penal and Correctional Detention	As specified by Council.
Medical Treatment and Special Care	Once space per 22 square metres of suite or ward area
Single Dwelling	Two spaces for every dwelling unit.
Double Dwelling	Two spaces for every dwelling unit.
Row Dwelling	Two spaces for every dwelling unit.
Apartment Building	Three spaces for every two dwelling units.
Collective Residential	As specified by Council.
CLASS	MINIMUM OFF-STREET PARKING REQUIREMENT
Boarding House Residential and/or Bed and Breakfast	As specified by Council.
Commercial Residential	One space for every guest room.
Mobile and Mini Homes	Two spaces for every dwelling unit.

Office	One space for every 25 m ² of gross floor area.
Medical and Professional	One space for every 25 m ² of gross floor area.
Personal Service	One space for every 25 m ² of gross floor area.
General Service	One space for every 25 m ² of gross floor area.
Communications	As specified by Council.
Police Station	As specified by Council.
Taxi Stand	As specified by Council.
Take-out Food Service	One space for every 25 m ² of gross floor area.
Veterinary	One space for every 25 m ² of gross floor area.
Shopping Centre	One space for every 18 m ² of gross floor area.
Shop	One space for every 20 m ² of gross floor area.
Indoor Market	As specified by Council.
Outdoor Market	As specified by Council.
Convenience Store	One space for every 20 m ² of gross floor area.
General and hazardous industry	As specified by Council, but not less than one space per 100 m ² of gross floor area or 10 parking spaces, whichever is greater.
Service Station	One space for every 20 m ² of gross floor area.
Light Industry	As specified by Council but not less than one space per 50 m ² of gross floor area or 5 parking spaces, whichever is greater.
Agriculture	Not specified.
Forestry	Not specified.
Mineral Working	Not specified.
Mining	Not specified.
Recreational Open Space	Not specified.
Conservation	Not specified.
Cemetery	Not specified.
Scrap Yard	Not specified.
Solid Waste	Not specified.
Livestock	Not specified.
Antenna	Not specified.
Marina	As determined by Council, taking into consideration associated uses, such as boat repairs, and other facilities and services.