

150-12.5 OFF STREET LOADING

- A. All nonresidential uses shall provide for off-street loading and unloading. A minimum of one such space shall be provided for the first 10,000 square feet of first-floor building area and one space for each additional 10,000 square feet on the first-floor level.
- B. All such spaces shall be designed and planned in accordance with generally accepted engineering principles and be reviewed by the Township Engineer prior to submission to the Planning Board or Board of Adjustment, whichever is reviewing the site plan.
- C. Where the existing characteristics of the site make it impractical to provide spaces for off-street loading and unloading, this requirement may be waived in whole or in part by the Planning Board at the time of site plan review.
- D. Required loading spaces shall be at least 12 feet wide and 30 feet long or longer depending on the length of trucks or trailers to be accommodated. They shall have a clearance height of at least 15 feet.
- E. No loading areas shall be located in the front yard.
- F. No loading areas shall be located within five feet of any lot line.

150-12.6 OFF STREET PARKING

- A. Off-street parking shall be provided in conformity with the off-street parking requirements as set forth in the Schedule of Off-Street Parking Regulations, which is hereby adopted and set forth below.
- B. All residential land uses must follow the residential site improvement standards (RSIS).
- C. Parking Schedule:

<u>USE</u>	<u>MINIMUM NUMBER OF REQUIRED PARKING SPACES</u>
Adult Care Center	one space per 100 square feet of G.F.A.
Assembly hall, auditorium, community center building.	one space per 100 square feet of G.F.A. or one space per four seats, whichever is greater.

<u>USE</u>	<u>MINIMUM NUMBER OF REQUIRED PARKING SPACES</u>
Banks and financial institutions	one space per 300 square feet of G.F.A.
Bowling alley	four spaces per bowling lane.
Commercial Recreation	One space per 250 square feet of G.F.A.
Computer and Data Processing Center	one space per 400 Square feet of G.F.A.
Club, Lodge	20 plus one additional space per 200 square feet of G.F.A.
Day Care Facility	one space per four children plus one space per two employees.
Eating and drinking places	one space per two seats devoted to service
Florist	one space per 1,000 square feet of G.F.A.
Funeral home	ten spaces, plus one space for each 100 square feet of floor area
Gasoline service station	one space per 1,000 square feet of lot area
House of worship	one space per three seats or 72 inches of seating space when benches rather than seats are used
Library	one space per 600 square feet
Live Entertainment	one space per two seats plus ten% the total area dedicated to live entertainment.  One space per 30 square feet of dance floor, stage area or other area devoted to live entertainment.
Medical, dental, chiropractic or veterinary	one space per 180 square feet of G.F.A. or five for each doctor, dentist, chiropractor or veterinarian, whichever is greater.
Establishments devoted to establishments devoted to installation of motor supplies and motor vehicle service.	four spaces per repair bay. If no bays are provided, the required parking for a retail use shall apply.
Multifamily dwelling	Utilize the RSIS.

<u>USE</u>	<u>MINIMUM NUMBER OF REQUIRED PARKING SPACES</u>
Nursing home	one for each two beds
Office (non medical)	
<u>Building Size:</u>	
Under 10,000 square feet	six spaces per 1,000 G.F.A.
10,001 to 24,999 square feet	five spaces per 1,000 G.F.A.
25,000 or more	four spaces per 1,000 G.F.A.
Personal service establishment	one space per 300 square feet of G.F.A.
Research, experimental or testing laboratory, manufacturing or industrial use or service use	one space per 300 square feet of G.F.A.; or one for every 1 ½ employees during maximum shift plus ten%, plus six for visitors, whichever is greater.
Repair garages	three spaces plus one space for each 700 square feet of G.F.A.
Retail store	one space per 200 square feet of G.F.A.
Sale of new and used motor vehicles	six spaces plus one space for each 700 square feet of G.F.A.
Schools: public, parochial, private and religious below the level of high school, including day nursery and nursery schools	two spaces per classroom, and one for every eight seats in auditoriums and/or assembly halls; or one space for each teacher and employee, plus ten%, whichever is greater
Secondary school	ten spaces per classroom
Shopping Centers	
<u>Building Size:</u>	
Less than 150,000 sq.ft.	five and 1/2 parking spaces per 1,000 sq.ft.
150,000-500,000 sq.ft.	five spaces per 1,000 sq.ft.
500,000 sq.ft. or more	four and 1/2 parking spaces per 1,000 sq.ft.
Storage Warehouse	one space per 750 square feet of G.F.A.
Theater	one space per three seats
Townhouse	Utilize the RSIS.

<u>USE</u>	<u>MINIMUM NUMBER OF REQUIRED PARKING SPACES</u>
Wholesale business, warehouse lumber or coal yard; animal hospital	one space per 300 square feet of G.F.A.
Unlisted uses	To be determined by Planning Board or Board of Adjustment pursuant to site plan review, based on nature and intensity of use and impact on surrounding area
Mixed use building	Parking is based upon the maximum occupancy of the sum of the individual uses.

NOTE 1: Whenever the formula for parking spaces required, results in a fraction of a space exceeding 0.49, a full space shall be provided.

NOTE 2: G.F.A. denotes "Gross Floor Area".

150-12.7      **PARKING RESTRICTIONS IN RESIDENTIAL ZONES.**

It is the intent of this subsection (150-12.7) to retain the character of residential neighborhoods in residential zones by restricting the parking of commercial vehicles in said zones.

- A. No individual other than the occupant of the dwelling unit shall be permitted to park a commercial vehicle in a residential zone subject to the following:
1. No commercially licensed motor vehicle, truck, van, trailer or other equipment shall be parked on a residential property in a residential zone unless completely housed in a garage and sheltered from public view, except as provided hereunder.
  2. Commercially licensed automobiles, station wagons, vans and trucks are permitted to park on a residential property, provided that all of the following conditions are satisfied:
    - a. Such vehicle shall have a single chassis body with not more than four wheels and shall not be more than 20 feet long and seven feet high and shall not exceed 6,000 pounds' registered gross vehicle weight.