

Town of Lewiston Zoning Code

Schedule 1: Off Street Parking Requirements

AMUSEMENT FACILITIES (INCLUDING BUT NOT LIMITED TO: AMUSEMENT PARKS, RECREATION CENTERS AND FACILITIES, SKATING RINKS): One (1) parking space for every five (5) customers computed on the basis of maximum servicing at any one (1) time, plus one (1) additional space for every two (2) regular employees on the premises;

AUDITORIUMS, THEATERS, GYMNASIUMS AND OTHER PLACES OF PUBLIC ASSEMBLY: One (1) parking space for every three (3) seats;

AUTOMOBILE REPAIR SHOPS: Four (4) parking spaces per bay with a minimum of six (6) parking spaces;

AUTOMOBILE SALES (NEW AND USED) FACILITIES: Two (2) parking spaces for each employee; (suggested changes: one (1) space per seven hundred (700) square feet of sales floor area, but not less than five (5) spaces for customer parking plus one (1) space for each two (2) employees).

BARBER SHOPS/BEAUTY PARLOR: Two (2) parking spaces per barber or beauty chair, plus one (1) per employee;

BOARDING OR ROOMING HOUSES: One (1) space for each sleeping room occupied by roomers or boarders, plus one (1) parking space for each dwelling unit on the premises and plus one (1) additional space for every two (2) persons regularly employed on the premises;

BOWLING ALLEYS: Four (4) parking spaces per alley;

CIVIC CENTER: parking or storage space for all vehicles used directly in the operation of such establishment, plus four (4) parking spaces for the first one thousand (1000) square feet of total floor area and one (1) additional space for every additional one hundred-fifty (150) square feet of floor area;

CLUBHOUSES AND PERMANENT MEETING PLACES OF VETERANS, BUSINESS, CIVIC, FRATERNAL, LODGE, LABOR AND OTHER SIMILAR ORGANIZATIONS: One (1) space for every fifty (50) square feet of net floor area in the auditorium, assembly hall and dining room of such building, plus one (1) space for every two (2) persons regularly employed on the premises; (suggested changes: one (1) space for every one hundred (100) square feet of gross floor area, plus one (1) space for every two (2) persons regularly employed on the premises)

CONVENIENCE STORE: one (1) space for every one hundred-fifty (150) square feet of gross floor area;

DANCE STUDIOS: One (1) parking space per seventy-five (75) feet of gross floor area devoted to the activity; (suggested changes: one (1) parking space per one hundred (100) square feet of gross floor area devoted to the activity)

DWELLING (SINGLE-FAMILY, TWO-FAMILY, MULTIPLE FAMILY, TOWNHOUSE, ROW HOUSE, and CONDOMINIUM): Two (2) spaces per dwelling unit;

DWELLING (SENIOR): One (1) parking space per dwelling unit; plus spaces for visitors or (suggested changes: one and one half (1.5) parking spaces per unit, with all half spaces rounded up to next highest number).

DRY CLEANING: One (1) space for every three hundred (300) square feet of gross floor area;

FUNERAL HOMES: One (1) space for every one hundred (100) square feet of gross floor area, with a minimum of twenty-five (25) spaces;

GOLF DRIVING RANGE: One (1) space for driving station, plus one (1) for every employee;

HEALTH SPAS AND SWIMMING POOLS: One (1) parking space per twenty five (25) square feet of net floor area and pool area devoted to activity; (suggested changes: one (1) parking space per fifty (50) square feet of net floor area and pool area devoted to the activity).

HOSPITALS: One (1) parking space for every two (2) patient beds, plus one (1) for every employee;

HOTELS: One (1) parking space for each guest room plus one (1) space per six (6) seats for the restaurant/bar area, plus one (1) for every five (5) spaces in a conference center; (suggested changes: restaurant/bar area and conference center, if applicable).

HOUSES OF WORSHIP: One (1) parking space for every three (3) fixed seats;

INDUSTRIAL PLANTS, WHOLESALE DISTRIBUTION, LABORATORIES, ETC.: One (1) parking space per employee for two (2) consecutive shifts;

LAUNDROMATS (SELF-SERVICE): One (1) space per two hundred (200) square feet of gross floor area used by the general public;

MARINAS: One (1) space for every slip;

MEDICAL AND DENTAL OFFICES/CLINICS: One (1) space for each employee plus eight (8) for each examining room; (suggested changes: three (3) parking spaces for each doctor's office plus three (3) spaces for each examining room).

MINIATURE GOLF: One and a quarter (1.25) parking spaces for each hole;

MUSEUMS: One (1) space per one thousand (1000) square feet of gross floor area;

OFFICES (GENERAL): One (1) space for every two hundred (200) square feet of gross floor area;

PRIVATE CLUBS: One (1) space per three (3) seats and one (1) parking space per employee;

PUBLIC AND SEMI-PUBLIC BUILDINGS: One (1) space per two hundred (200) square feet of net floor area. If devoted to uses other than office, one (1) space per five (5) seats;

RESTAURANT/BAR AND BANQUET HALL: One (1) space per three (3) seats and one (1) space per one hundred-fifty (150) square feet for customer area or takeout services, plus one (1) per employee;

(Suggested Change) RESTAURANT, DRIVE-THRU: One (1) parking space per one hundred fifty (150) square feet of floor area, including outdoor areas used for the business plus one (1) space for every two (2) Full time employees;

RETAIL STORES: One (1) space for every one hundred seventy-five (175) square feet of gross floor area;

NURSING HOMES: One (1) space for every three (3) beds plus one (1) space for each employee;

SCHOOLS (NURSERY AND PRIMARY) AND DAYCARE CENTERS: One (1) space for every teacher, employee and administrator, plus two (2) per classroom;

SHELTERS: One (1) space for every two (2) employees;

SHOPPING CENTERS: Local shopping centers with over 20,000 square feet of gross leasable floor area: one (1) space for each one hundred and fifty (150) square feet of gross floor area; community and regional shopping centers: one (1) space for every two hundred (200) square feet of gross leasable area.

TAVERNS, BARS: One (1) space for every fifty (50) square feet of gross floor area;

TENNIS CLUBS: Three (3) parking spaces per Court, plus one (1) per employee;

TOURIST HOME, MOTEL: One (1) space per sleeping room; and

WHOLESALE ESTABLISHMENTS OR WAREHOUSES: One (1) space per one thousand (1000) square feet of gross floor area, plus one (1) per employee.