

Section 72 Number of Parking Stalls Required

- 72.1 Where the calculation of the required number of parking stalls or loading spaces results in a fraction number of parking spaces, the next lower number shall be taken.
- 72.2 Where a development falls within two (2) or more of the categories listed in this Section, it shall comply with all parking regulations applicable to all of the categories.
- 72.3 Parking stall requirements for uses other than those set out in this Section shall be determined by the Development Authority, having regard to similar uses for which specific parking stall requirements are set.
- 72.4 Visitor parking stalls required for residential developments shall be signed accordingly.
- 72.5 Unless otherwise allowed by the Development Authority, the number of parking stalls required for a use shall be as set forth in the following tables, where Gross Floor Area = GFA and Dwelling Unit = du.
- 72.6 For the purposes of minimum parking requirements defined in Table 72-3 - Parking Requirements for Business Related Uses, a service bay is an indoor area where motor vehicles are parked in order to be serviced. Each service bay typically has a vehicle hoist or under-body access pit.
- 72.7 For the purposes of minimum parking requirements defined in Table 72-3 - Parking Requirements for Business Related Uses, a unit is an area of a building that houses a business and is typically separated from other businesses by walls. Each unit has separate entry doors.

Table 72-1 - Parking Requirements for Accommodation and Food Establishments

Land Use	Minimum Parking Requirement
Bed and Breakfast	1 stall/unit plus 2 as required for principal dwelling
Boarding House	0.5 stalls/bed
Motel/Hotel	0.9 stalls/unit
Hotel w/ Conference and/or Banquet Facilities and or Major/Minor Eating and Drinking Facilities	80% of the total of: 0.9 stalls/ unit plus all areas designated for banquet /conferences and/or food service areas shall be calculated at Major/Minor Eating and/or Drinking Facility calculations. Plus minimum of 0.9 stall/staff/10 units plus loading zone as per Table 73-1

Table 72-2 - Parking Requirements for Food/Drinking and Entertainment Facilities

Land Use	Minimum Parking Requirement
Drinking Establishments, Major /Minor, Adult Entertainment Facilities, Late Night Clubs, Commercial Entertainment Facility (excluding motion picture or live theatres with fixed seating)	2.7 stalls/10m ² GFA plus 0.9 staff stalls/ 100m ² GFA with a minimum of 3 staff parking stalls
Family/Fast Food Restaurant (Dine in Service Only)	2.5 stalls/10m ² of seating area plus a minimum of 3 staff parking stalls
Family/Fast Food Restaurant with Drive Through	2.3 stalls/10m ² of seating area plus a minimum of 3 staff parking stalls
Restaurant	2.3 stalls/10m ² of seating area
Bingo Hall/Casino	9 stalls/100m ² GFA
Theatre/Cinema (with fixed seating)	4.8 stalls/100m ²

Table 72-3 - Parking Requirements for Business Related Uses

Land Use	Minimum Parking Requirement
Automotive Related	
Automotive/Recreational Vehicle Sales, Rental and Service	1.8 stalls/100m ² GFA designated for customer parking plus a minimum of 4 stalls for staff parking plus where applicable loading zone as per Table 73-1
Automotive and Equipment Repair and Sales (Major/Minor)	3 stalls/service bay, plus a minimum of 4 stalls for staff parking
Service Stations (Vehicle Oriented Use) Vehicle Wash (Major/Minor)	2 stalls for staff parking, plus queuing requirements as per Section 78
Service Station with Restaurant Facilities	SEE: "Family/ Fast Food Restaurant with Drive Through /Take Out Service" and "Retail Store Convenience with Gas Bar"
Offices / Professional Services Related Uses (On Single Use Sites)	
Financial Building	1.8 stalls/100m ² GFA and a minimum of 4 stalls for staff plus where applicable, queuing requirements as per Section 78
Offices Major/Minor or Administration Areas	2.5 stalls/100m ² GFA of office/administrative area plus 0.68 stalls/10.0m ² of customer reception area
Animal Services Major/Minor	2.3 stalls/100m ² plus loading zone for Major as per Section 73
Personal Service Facility	2.0 stalls/100m ² GFA plus where applicable 0.5 stall/10.0m ² of customer reception area
Industrial Related Uses	
Light Industrial/Commercial Buildings, Medium/Heavy Industrial Buildings, Manufacturing/Fabrication Plants	0.9 stalls/100m ² GFA of shop area of each unit or 1.8 stalls/unit, whichever is greater; plus, a minimum of 1.8 stalls/unit for customer parking; plus, 2.5 stalls/100m ² GFA of office/administrative area of each unit or 1.8 stalls/unit, whichever is greater; plus, loading zone as per Table 73-1
Warehouses/Freight Terminals, Indoor &/or Outdoor Storage Facilities, Wholesale Establishment	1.0 stalls/100m ² GFA up to 2000m ² GFA and 0.18 stalls/100m ² GFA thereafter plus 2.5 stalls/100m ² GFA of office/administrative area plus loading zone as per Table 73-1

Table 72-4 - Parking Requirements for Education/Government/Health Services

Land Use	Minimum Parking Requirement
Elementary/Junior High Schools	1.4 Stalls per classroom. A pick up/drop off and bus lane is required either on site or by means of road widening onto the site
Senior High School	1.4 Stalls per classroom, plus 1 parking space for every 12 students
College/University	1 stall for every 10 students plus 1.0 stalls for 5.0m ² of gymnasium and/or public assembly area
Commercial School	0.3 stalls/10 m ² of Classroom plus 2.8 stalls/100m ² GFA of office/administrative area
Government Services/Public or Quasi Public Offices	5 stalls/100m ² GFA, plus 0.75 stall/10m ² of customer reception area
Library	2.2 stalls/100m ² GFA
Health Facility, Major outpatient	1 stall/bed/patient room, plus 0.5 stall/staff, plus 1 stall/10m ² of patient reception area, plus where overnight stay is applicable, 0.15 stalls/patient room designated for visitor parking
Health Facility, Minor outpatient	1 stall/bed/patient room, plus 1 stall/10m ² of patient reception area, plus 0.5 stall/staff
Residential Care Facility	0.1 stalls/du plus 1 stall/staff with a minimum of 5 staff stalls plus 1 visitor stall/7 du

Table 72-5 - Parking Requirements for Residential Developments

Land Use	Minimum Parking Requirement
Single Detached, Semi-detached, Duplex	2 stalls/du
Secondary Suite / Garage Suite	1 stall/bedroom
Multi-attached dwelling	1.5 stalls/du plus 0.15 stalls/du designated as visitor parking (minimum of one visitor stall)
Apartment - Bachelor/1 Bedroom	1 stall/du plus 0.15 stalls/du designated as visitor parking plus loading zone as per Table 73-1
Apartment - 2 Bedroom	1.5 stalls/du plus 0.15 stalls/du designated as visitor parking plus loading zone as per Table 73-1
Apartment - 3 or more Bedroom	2 stalls/du plus 0.15 stalls/du designated as visitor parking plus loading zone as per Table 73-1
Manufactured Home Subdivision	2 stalls/du
Manufactured Home Community	2 stalls/du plus 0.15 stalls/du designated as visitor parking

Table 72-6 - Parking Requirements for Social/Recreational Services

Land Use	Minimum Parking Requirement
Child Care Facility	1 stall/staff on duty with a minimum of 4 staff stalls plus 0.2 stall/child (design capacity)
Commercial Recreation Facility, (indoors)	4.8 stalls/100m ² GFA
Commercial Recreation Facility, (outdoors)	As determined by the Development Authority
Community Recreation Facility	0.9 stalls / 3 person of maximum occupant/design load or as determined by the Development Authority
Bowling Alley	4.5 stalls/alley plus 4 stalls for staff
Curling Rink	7.2 stalls/sheet of ice plus 4 stalls for staff plus 0.9 stall/3.0m ² of spectator seating area
Religious Assembly	0.85 stalls/10m ² of public assembly area plus 2.8 stalls/100 m ² GFA of office/administrative area

Table 72-7 - Parking Requirements for Retail Business

Land Use	Minimum Parking Requirement
Retail Store, Convenience without Gas Bar	3.1 stalls/100m ² GFA plus 1.0 stall/staff with a minimum of two staff stalls plus loading zone as per Table 73-1
Retail Store, Convenience with Gas Bar	3.1 stalls/100m ² GFA plus two staff stalls plus one stall per pump island plus loading zone as per Table 73-1
Retail Store, General, Second Hand, Farmers/Flea Market (Operated as a single use on a site)	2.7 stalls/100m ² GFA, plus a minimum of 4 staffs plus, where applicable, 1.4 stalls / 200m ² of outdoor sales area / yards, plus loading zone as per Table 73-1
Commercial Business Centre (Local/Major/Minor) Warehouse Sales and Supermarket	4.1 stalls/100m ² GFA plus a minimum of 2 staff stalls per lease area plus loading zone as per Table 73-1
Video/Movie Rental Store (Operated as a single use on a site)	3.1 stalls/100m ² GFA plus a minimum of 4 staff stalls