
Section VIII.1.2. Design Standards

- A. All parking lots, loading spaces, residential driveways and drive approaches, and parking spaces shall be paved with concrete or asphalt, except as provided for in Subsection VIII.1.3.C, below. Volume 1, Chapter 15.15-134 of the Code of Ordinances shall govern storage and parking of special vehicles and recreational vehicles, as those terms are defined in that section, on private property within any single-family, attached or detached, or duplex residential zoning district, and such storage shall not be governed by this Zoning Ordinance.
- B. In non-residential and multi-family uses, parking spaces shall be permanently and clearly identified by stripes, buttons, tiles, curbs or other approved methods. Paint used for striping shall be regularly maintained to ensure identification of spaces.
- C. A parking surface in the front yard of a single-family detached dwelling shall:
 - 1. Be limited to 27 feet in width on lots 60 feet wide or greater or 45 percent of the lot width for lots less than 60 feet wide;
 - 2. For single-family detached lots greater than 4,000 square feet in size, parking and driveway areas shall not cover more than 45 percent of the required front yard or more than more than 50 percent of the area between the front building line and the front property line; and
 - 3. Be paved with concrete except that the existing material of the adjacent parking surface may be continued if the parking surface is expanded; provided that, the total expanded parking surface otherwise complies with the requirements herein.
- D. Duplexes constructed after the adoption of this UDC shall not have off-street parking located in any portion of a front yard between the principal building and a public or private street; except that if an existing structure is converted to a duplex any existing parking located between the principal building and public or private street may remain, but the parking area between the principal building and the street may not be enlarged.
- E. Lots with duplexes outside of the Duplex (DU) zoning district shall not have any garage door facing a public or private street that is not an alley; excepting a garage door facing another type of public or private street on a single-family home that is converted to a duplex may keep but not enlarge the existing garage door.
- F. Lots with front entry duplexes which are located in the Duplex (DU) zoning district may have garage doors facing the street.
- G. For front entry single-family detached platted after the adoption of this UDC, driveways shall be designed and located in accordance with one (1) of the following options:
 - 1. Located along one (1) side of the lot to access a detached or attached garage behind the main dwelling unit;
 - 2. Located to access an attached garage which does not face the public street; or
 - 3. Located to access an attached garage which faces the public street if the garage:
 - a. Does not extend more than (5) feet from the front face of the main dwelling unit;
 - b. The garage doors are constructed of wood, have windows, or feature decorative exterior hardware; and
 - c. if the lot is 40 feet or less in width the garage doors shall either have windows, decorative hardware, or be limited to nine (9) feet in width.

