

ZONING

560 Attachment 1

Borough of Bridgeport

Permitted Use and Parking Requirement Matrix

For full standards, see Article III, Use Regulations, and Article XVII, Off-Street Parking and Loading

KEY:
A = Permitted only as an accessory use
P = Permitted by right
C = Permitted by conditional use
S = Permitted by special exception

Residential Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Boardinghouse							P		C				1 space per room for rent
Multifamily Building/Unit				P		P	P	C		P	P		1.5 spaces per studio/1 br dwelling unit, 2 spaces per all other units
Single-Family Detached Dwelling		P	P										2 spaces per dwelling unit
Single-Family Semi-Detached Dwelling (Twin)		P	P	P									2 spaces per dwelling unit
Two-Family Detached Dwelling (Duplex)				P									2 spaces per dwelling unit
Single-Family Attached Dwelling (Townhouse)			P	P									2 spaces per dwelling unit
Group Home		P	P										1 for each bed, plus 1 for each 8 beds for guest parking
Mobile Home Park							C	C	C				2 spaces per dwelling unit

Commercial Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Adult Use									C				1 space per 500 square feet of gross floor area
After-Hours Club									C				1 space per 500 square feet of gross floor area
Athletic/Health Club						P	P	P	P	P	A		1 space per 500 square feet of gross floor area
Bank						P	P	P	P	P	A		1 space per 500 square feet of gross floor area
Brewery/Distillery/Winery						P	P	P	P	P	P		1 space per 400 square feet of gross floor area
Car Wash							P	P	P				5 spaces per lane
Convenience Store						P	P	P	P				1 space per 500 square feet of gross floor area
Dry Cleaners or Laundromat								P	P	P	A		1 space per 500 square feet of gross floor area
Event Facility						P	P	P	P	A	A		1 per 400 square feet of gross floor area
Firing Range								P	P				1 per 400 square feet of gross floor area, excluding range area
Funeral Home						P	P	P	P				1 space per 500 square feet of gross floor area
Hotel/Motel							P	P	P	P			1 space per rental unit
Massage Therapy Establishment						C	P	P	P	P	P		1 space per 500 square feet of gross floor area
Medical Marijuana Dispensary							C						1 space per 500 square feet of gross floor area
Microbrewery/Microdistillery/Microwinery						P	P	P	P	P	P		1 space per 400 square feet of gross floor area
Mixed-Use Building				C		P	P	C	P	P	P		Combined total of all uses
Parking Structure										C			N/A
Personal Care Business						P	P	P	P	P	P		1 space per 500 square feet of gross floor area
Professional Service Business						P	P	P	P	P	P		1 space per 500 square feet of gross floor area
Recreation, Indoor						P	P	P	P	P	A		1 space per 400 square feet of gross floor area
Recreation, Outdoor						P	P	P	P	P			1 space for every 1,000 square feet of recreation court area; plus 1 space for every 2,000 square feet of publicly-accessible area (excluding the parking area); plus 20 spaces, or portion thereof, per acre of active recreation field (e.g., baseball, soccer)
Restaurant, Dine-In						P	P	P	P	P	P		1 space per 300 square feet of gross floor area
Restaurant, Take-Out						P	P	P	P	P	P		1 space per 400 square feet of gross floor area

BRIDGEPORT CODE

Commercial Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Retail Establishment				C		P	P	P	P	P	P		1 space per 500 square feet of gross floor area
Storage Facility (Self-Service)							C	P	P				1 per 20 storage units
Studio						P	P	P	P	P	P		1 space per 500 square feet of gross floor area
Supermarket						P	P	P	P				1 space per 500 square feet of gross floor area
Tavern/Bar/Nightclub						P	P	P	P	P	P		1 space per 400 square feet of gross floor area
Theater						P	P	P	P	P			1 space per 5 seats
Community Service and Institutional Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Cemetery	C				C	C							Net total of the parking requirement for accessory office, place of worship, etc.
Conservation/Recreation	P	P	P	P	P	P	P	P	P	P	P		1 space per 2,000 square feet of publicly owned or publicly operated recreational facility or park
Day Care Facility				C	P	P	P	P	P	P	P		1 space per 300 square feet of interior floor area dedicated to child care
Educational Institution				C	P	P	P	P	P	P	P		1 space per 5 fixed seats or 1 space per 200 sq. ft. GFA, whichever is greater, for the largest place of public assembly
Emergency Services				C	C	C	P	P	P	P	P		1 space per 300 square feet of gross floor area
Government Facility	C		C	C	P	P	P	P	P	C	C		1 for each 1,000 square feet excluding office space, plus 1 space per 500 square feet of office
Hospital							P	P	P				1 space per 4 beds
Library, Museum, or Community Center	P				P	P	P	P	P	P	P		1 space per 800 square feet in public use
Membership Club						P	P	P	P	P	P		1 space per 150 square feet
Place of Worship				C	P	P	P	P	P	P	P		1 space per 100 square feet of gross floor area
Plant Nursery	C					P	P	P	P				1 space per 400 square feet of gross floor area
Residential Care Facility				C		P	P	P	P	P	P		1 space per 4 beds
Substance Abuse Treatment and Rehabilitation Facility									P				0.5 spaces per maximum residential capacity
Swimming Pool, Non-Household	P			C	P		P	P	P	P			1 per 50 square feet of water surface
Office Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Co-Working Space						P	P	P	P	P	P		1 space per 500 square feet of gross floor area
Office, Business/Professional						P	P	P	P	P	P		1 space per 500 square feet of gross floor area
Medical Office or Clinic						P	P	P	P				1 space per consultation or exam room
Research Facility								P	P	P			1 for each 1,000 square feet excluding office space, plus 1 space per 500 square feet of office
Industrial Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Animal Care						P	P	P	P		N		1 per employee
Artisan Manufacturing								P	P	P	P		1 space per 500 square feet of gross floor area
Assembly Plant								P	P	C			1 for each 1,000 square feet excluding office space, plus 1 space per 500 square feet of office
Auto, Boat and/or Mobile/Manufactured Home Sales							P	P	P				1 space per 500 square feet of indoor gross floor area, plus 1 space per 5,000 square feet of outdoor sales area
Auto Repair Garage							C	P	P				1 space per service bay
Auto Service Station							C	P	P				1 space per 4 fuel pumps, in addition to any required by convenience store
Building Supply or Lumber Yard							P	P	C				1 space per 500 square feet of gross floor area
Communications Facility							C	P	P	C	C		1 for each 1,000 square feet excluding office space, plus 1 space per 500 square feet of office
Contractor's Office/Storage							P	P	P				1 space per 500 square feet of gross floor area

ZONING

Industrial Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Junkyard									C				1 space per 250 square feet of enclosed gross floor area
Kennel									C				1 for each 400 square feet of gross floor area
Manufacturing, Processing, and Production								C	C				1 for each 2,000 square feet excluding office space, plus 1 space per 500 square feet of office
Medical Marijuana Grower/Processor								C	C				1 for each 2,000 square feet excluding office space, plus 1 space per 500 square feet of office
Mineral Extraction									C				1 per employee
Recycling Center								C	C				1 for each 1,000 square feet excluding office space, plus 1 space per 500 square feet of office
Solid Waste Transfer Facility									C				1 for each 1,000 square feet excluding office space, plus 1 space per 500 square feet of office
Warehouse							C	A	A	A			1 for each 2,000 square feet excluding office space, plus 1 space per 500 square feet of office
Wholesale Sales							P	P	P				1 for each 1,000 square feet excluding office space, plus 1 space per 500 square feet of office
Other Uses Not Expressly Permitted													See § 560-1702A(2)

Accessory Uses	OS	R1	R2	R3	INS	NC	GC	LIC	GIC	MUR	TOD		Parking Requirements
Accessory Structures, Residential		A	A	A			A						N/A
Accessory Structures, Nonresidential							A	A		A			N/A
Bed-and-Breakfast Home			C	C	C		A						1 space per guest room in addition to all required per dwelling unit
Commercial Vehicle Parking	See § 560-305F(4)												
Communications Antenna/Tower										C	C		N/A
Daycare Home, Family or Group	C	A	A	A	A		A		A				1 space per 300 square feet of interior floor area dedicated to child care in addition to all required per dwelling unit
Drive-Through Facilities							A						N/A
Fences, Walls, and Berms	A	A	A	A	A	A	A	A	A	A	A		N/A
Garage Sale		A	A	A	A								N/A
Home Occupation		A	C	C		C	A			C			N/A
Keeping of Pets		A		A		A							N/A
Livestock								C	C				N/A
Mobile Food Vending	A			A	A	A	A	A	A	A	A		N/A
No-Impact Home-Based Business		A	A	A		A	A			A			N/A
Outdoor Dining						A				A			1 space per 400 square feet of outdoor dining in addition to spaces required for principal use
Outdoor Storage and Waste Disposal							P	P	P	C			N/A
Parking Lot	See § 560-305F(17)												See § 560-305F(17)
Recreational Vehicle Storage		P	P	P									N/A
Refuse Collection Facilities	A	A	A	A	A	A	A	A	A	A	A		N/A
Renewable Energy Systems	A	A	A	A	A	A	A	A	A	A	A		N/A
Rooftop Dining						A				C			1 space per 400 square feet of rooftop dining in addition to spaces required for principal use
Satellite Dishes or Antennae	See § 560-305F(22)												N/A
Short-Term Rental		P	P	P	P	P							1 space per bedroom
Swimming Pool, Residential		A	A	A									N/A
Unit for Care of Relative		C	C	C	C								1 space per unit in addition to all required per dwelling unit
Water Feature	A	A	A	A	A	A	A	A	A	A	A		N/A