

LAND USE

89 Attachment 10

**Borough of Eatontown
Exhibit 3**

[Added 12-8-2010 by Ord. No. 25-2010¹; 9-14-2016 by Ord. No. 10-2016]

Schedule of Parking Requirements for the Nonresidential Zones		
Type of Use	Zone	Required Off-Street Parking
Advertising agencies	All zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Ambulatory health care facility	All zones where this use is permitted	10 per building plus 1 per 200 square feet
Animal care centers which were in existence within the BP-2 Zone District as of January 1, 2007	BP-2	1 per 400 square feet
Assisted-living facilities ³	M-B/R	1/2 per dwelling unit plus 1 per employee for largest shift
Auto repair and gasoline stations	All zones where this use is permitted	1 per 250 square feet
Banks	B-1	1 per employee and 1 per 600 square feet
	All other zones where this use is permitted	1 per 300 square feet
Bowling alleys	All zones where this use is permitted	5 per lane
Building materials	M-B	1 per employee or 1 per 350 square feet, whichever is greater
Buildings with mixed uses	All zones where this use is permitted	Calculated separately and added to the parking requirements of the other uses
Business park developments	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Bus stations and taxi stands	B-1	1 per vehicle standing
Business office	B-1	1 per employee and 1 per 600 square feet
	All other zones where this use is permitted	1 per 300 square feet
Child day-care services ²	All zones where this use is permitted	1 per employee plus 1 per 10 children or fraction thereof for freestanding uses

¹ Editor's Note: This ordinance also replaced former 89 Attachment 10, as amended by Ord. No. 26-87; Ord. No. 11-90; Ord. No. 16-92; Ord. No. 03-2001; and 2-22-2006 by Ord. No. 6-2006; and also provided for the removal of the former 89 Attachment 11; 89 Attachment 12; 89 Attachment 13; 89 Attachment 14; 89 Attachment 15; 89 Attachment 16; 89 Attachment 17; and 89 Attachment 18, all of which followed this attachment; and for the removal of 89 Attachment 20; and 89 Attachment 21, both of which followed 89 Attachment 19. The ordinance further provided that the substantive provisions of the former attachments were relocated to other sections of the Borough Code. See also § 89-44 and 89 Attachment 9.

EATONTOWN CODE

Schedule of Parking Requirements for the Nonresidential Zones		
Type of Use	Zone	Required Off-Street Parking
Communications	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Construction contractors	All zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Document imaging	All zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Educational services, such as service training schools, data processing schools, business and secretarial schools and job training and vocational rehabilitation services but excluding primary and secondary schools and colleges	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Electronic computer and data processing services	BP-1, BP-2	1 per employee or 1 per 350 square feet, whichever is greater
Fast food restaurant ¹	All zones where this use is conditionally permitted	1 per employee and 1 per two seats
Financial services	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Fitness centers	PBO-200	1 per employee or 1 per 350 square feet, whichever is greater
Flex office/warehousing	All zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Golf training centers	All zones where this use is permitted	In accordance with § 89-44H(1)(z)[8]
Government office	B-1	1 per employee and 1 per 600 square feet
	All other zones where this use is permitted	1 per 300 square feet
Headquarters mixed-use complex, including executive offices, laboratories, and research facilities	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Health care testing service facility	All zones where this use is permitted	10 per building plus 1 per 150 square feet
Health club	All zones where this use is permitted	1 per 200 square feet
Hotel and motels	All zones where this use is permitted	1 per sleeping room and 1 per employee

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Type of Use	Zone	Required Off-Street Parking
Inbound and outbound call centers	All zones where this use is permitted	1 per 300 square feet
Indoor movie theaters and cinema	All zones where this use is permitted	1 per 3 seats ⁴
Insurance services	All zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Light industry	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Mailing, reproduction, commercial art and photography, video production and stenographic services	BP-1	1 per employee or 1 per 350 square feet, whichever is greater
Medical and office uses	MURC	1 per 200 square feet
Municipal office	All zones where this use is permitted	1 per 300 square feet
New and used auto and recreation vehicle sales	All zones where this use is permitted	1 per employee and 1 per 200 square feet of show room
Personal services	B-1	1 per employee and 1 per 400 square feet
	B-2, B-2MH, B-3, B-4, B-5, B-6	1 per 250 square feet
	BP-2	1 per employee or 1 per 350 square feet, whichever is greater
	M-B/R	1 per 200 square feet
Post office	B-1	1 per employee and 1 per 600 square feet
	All other zones where this use is permitted	1 per 300 square feet
Professional offices	B-1	1 per employee and 1 per 600 square feet
	All other zones where this use is permitted	1 per 300 square feet
Public facilities (operated by the Borough)	BP-1 and BP-2	1 per employee or 1 per 350 square feet, whichever is greater
Public parking lots or garages	B-1	1 per employee and 1 per 400 square feet of office space
	B-2, B-2MH, B-3, B-5, B-6	1 per 250 square feet of office space

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Type of Use	Zone	Required Off-Street Parking
Public utility offices	B-1	1 per employee and 1 per 600 square feet
	All other zones where this use is permitted	1 per 300 square feet
Recreational uses	All zones where this use is permitted	1 per employee and 3 per court (tennis or badminton courts, shuffleboard courts, and handball or squash), 1 per 50 square feet of land and water (swimming pools), 3 per table (table tennis facilities), 3 per set of pits (horseshoe or quoit pits); golf training centers in accordance with § 89-44H(1)(z)[8]; all other recreational uses are required to have 1 per 3 patrons that the facility is designed to accommodate when fully utilized plus 1 per 200 square feet of gross floor area
Recreation, indoor	All zones where this use is permitted	1 per employee and 3 per court (tennis or badminton courts, shuffleboard courts, and handball or squash), 1 per 50 square feet of land and water (swimming pools), 3 per table (table tennis facilities), 3 per set of pits (horseshoe or quoit pits); all other permitted recreational uses shall provide 1 per 3 patrons that the facility is designed to accommodate when fully utilized plus 1 per 200 square feet of gross floor area
Regional enclosed planned shopping centers	B-6	4.4 per 1,000 square feet gross leasable area
Residential development (affordable units)	MURC	Per New Jersey Residential Site Improvement Standards (RSIS)
Residential development (market rate units)	MURC	1 per 1-bedroom unit; 1.5 per 2-bedroom unit
Restaurants and taverns	All zones where this use is permitted	1 per 3 seats and 1 per 2 employees
Retail and recreational/amusement/entertainment uses	MURC	1 per 250 square feet
Retail sales	B-1	1 per employee and 1 per 600 square feet
	B-2, B-2MH, B-3, B-4, B-5, B-6	1 per 250 square feet
	BP-2	1 per employee or 1 per 350 square feet, whichever is greater
	M-B/R	1 per 200 square feet

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Type of Use	Zone	Required Off-Street Parking
Scientific engineering and/or research laboratories devoted to research, design, and/or experimentation and processing and fabrication incidental thereto	All zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Warehousing	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater
Wholesale business	M-B/R	1 per 200 square feet
	All other zones where this use is permitted	1 per employee or 1 per 350 square feet, whichever is greater

<p>NOTES:</p> <p>¹ Fast-food restaurants only permitted as a conditional use in accordance with the criteria set forth in Code § 89-44C(1)</p> <p>² Freestanding child day-care services only</p> <p>³ Assisted-living facilities are permitted in accordance with the criteria set forth in Code § 89-44D(17)</p> <p>⁴ Unless the facility is a ten-plex or greater in which case 1 parking space per 4 seats is permitted</p>
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