

ZONING

151 Attachment 5

**Table 18
Minimum Required Off-Street Parking**

Use	Minimum Number of Required Off-Street Parking Spaces
Residential Principal Uses	
Single-family, two-family, three-family dwelling	2 spaces per dwelling unit
Townhouse dwelling	2 spaces per dwelling unit
Multifamily dwelling and/or apartment	1 space per dwelling unit plus 1/4 space per bedroom
Live-work dwelling	2 spaces per dwelling unit plus 1 space per 400 square feet of nonresidential space
Manufactured home/manufactured home park	2 spaces per dwelling unit
Assisted living facility	1.5 spaces per residential unit
Community residential facility	1 space per 3 bedrooms
Residential Accessory Uses	
Accessory dwelling unit	1 space per accessory dwelling, in addition to spaces required for the principal dwelling
Boarders or lodgers	1 space per boarder or lodger, in addition to spaces required for the dwelling unit
Family day-care home and group family day-care home	NA
Home occupation Class 1	None
Home occupation Class 2	1 space per nonresident employee, with a maximum of 2 spaces, in addition to spaces required for the dwelling unit
Short-term rental, hosted	1 space per guest bedroom, in addition to spaces required for the dwelling unit
Nonresidential Principal Uses	
Civic and Institutional Uses	
Child day-care center	Per site plan review
Club, not-for-profit	1 space per 300 square feet of gross floor area ¹
Community center	1 space per 300 square feet of gross floor area ¹
Colleges and universities	Per site plan review
Library	Per site plan review
Municipal use	Per site plan review
Museum	Per site plan review
Nature or wildlife preserve	None
Park, private	Per site plan review
Park, public	Per site plan review
Place of worship	1 space per 8 seats or pew spaces, or 1 space per 300 square feet of gross floor area in the main assembly hall if there is no fixed seating

WAPPINGERS FALLS CODE

Use	Minimum Number of Required Off-Street Parking Spaces
Police or fire station	NA
Post office	Per site plan review
Public utility or services, major	None
Public utility or services, minor	None
School, private or public	Per site plan review
School, studio or vocational	Per site plan review
Wireless telecommunications	2 spaces
Commercial Uses	
Agriculture	None
Animal grooming	1 space per 400 square feet of gross floor area ¹
Animal hospital or veterinarian	1 space per 400 square feet of gross floor area
Animal kennel	1 space per 500 square feet of gross floor area
Bar or tavern	1 space per 400 square feet of gross floor area ¹
Cannabis retail dispensary	1 space per 400 square feet of gross floor area ¹
Conference center	Per site plan review
Convenience store	1 space per 250 square feet of gross floor area
Craft beverage manufacturing facility	1 space per 500 square feet of gross floor area of tasting room, plus 1 space per employee per maximum shift
Fitness center	1 space per 500 square feet of gross floor area
Food truck	See Chapter 85.
Funeral home	1 space per 300 square feet of gross floor area in the main assembly room
Gasoline station	1 space per 250 square feet of gross floor area of interior space
Hotel	1 space per guest bedroom plus additional spaces for any accessory use based on the standards contained herein for such use
Inn/B&B	1 space per guest bedroom plus additional spaces for any accessory use based on the standards contained herein for such use
Laundromat	1 space per 2 washing machines
Marina	Per site plan review
Medical clinic or lab	Per site plan review
Nightclub	1 space per 300 square feet of gross floor area
Office, business or professional	1 space per 400 square feet of gross floor area ¹
Office, medical or dental	1 space per 250 square feet of gross floor area ²
Plant nursery/garden center	1 space per 1,000 square feet of indoor and outdoor retail space
Recreation facility, commercial indoor	1 space per 300 square feet of gross floor area ¹ plus 1 space per 10,000 square feet of outdoor activity area
Recreation facility, commercial outdoor	Per site plan review
Restaurant	1 space per 300 square feet of gross floor area ¹

ZONING

Use	Minimum Number of Required Off-Street Parking Spaces
	excluding storage areas and outdoor dining
Retail business	1 space per 400 square feet of gross floor area ¹
Service business	1 space per 400 square feet of gross floor area ¹
Theater	1 space per 4 seats ³
Vehicle sales/rental	1 space per 300 square feet of gross floor area of indoor sales and display area plus 4 spaces per service bay
Vehicle service facility	4 spaces per service bay
Vehicle wash	10 vehicle stacking spaces per automatic washing bay, plus 2 vehicle drying spaces per manual washing bay, plus 1 parking space per employee per maximum shift
Industrial Uses	
Dry-cleaning plant	Per site plan review
Light manufacturing/assembly/artisan industries/makerspace	1 space per 1,000 square feet of gross floor area
Self-storage facility	1 space per 300 square feet of gross floor area of office space associated with the use, plus 1 space per employee per maximum shift
Technology/research facility	Per site plan review
Warehouse	1 space per 2,000 square feet of gross floor area
Nonresidential Accessory Uses	
Craft beverage pub	1 space per 300 square feet of gross floor area ¹ excluding storage areas and outdoor dining
Outdoor dining	None

NOTES:

- ¹ Except in the VC District where a minimum of 1 space per 500 square feet of gross floor area is required.
- ² Except in the VC District where a minimum of 1 space per 400 square feet of gross floor area is required.
- ³ Except in the VC District where the parking requirement shall be per site plan review.