

ZONING

270 Attachment 8

Village of Ossining

Appendix C, Parking Requirements
Table C-3: Parking Requirements in S, T and P-O Districts
[Amended 9-18-2024 by L.L. No. 15-2024]

| Use | District | | | | | |
|--|---|-------|------|------|---|---|
| | S-125 | S-100 | S-75 | S-50 | T | P-O |
| Residential Uses | | | | | | |
| Minimum off-street parking requirements per dwelling unit | 2 | 2 | 2 | 2 | 2 | 2 |
| Multifamily residential dwelling units | | | | | | 1 space per unit an efficiency or studio; 1.5 spaces per unit with 1 bedroom; 2.0 spaces per unit with 2 or more bedrooms |
| Commercial Uses | | | | | | |
| Cemeteries | — | — | — | — | — | |
| Lodging uses, bed-and-breakfasts | — | — | — | — | — | 1 space per guest room |
| Office uses, general | — | — | — | — | — | 1 space per 400 square feet of gross floor area |
| Office uses, live-work | — | — | — | — | — | 1 space per unit in addition to spaces required for the dwelling |
| Office uses, medical and dental | — | — | — | — | — | 1 space per 400 square feet of gross floor area |
| Parking uses, nonaccessory | | | | | — | — |
| Funeral parlors, taxidermists, mortuaries and crematoriums | — | — | — | — | — | 1 space per 150 square feet of gross floor area |
| Civic and Institutional Uses | | | | | | |
| Clubhouses, community centers | — | — | — | — | — | — |
| Day-care and nursery schools | — | — | — | — | — | 1 space per employee and 1 space per 5 children. If there is a drop-off area where at least 5 cars can queue up, then it could be reduced to 1 space per 10 children. |
| Educational uses, elementary or secondary | 2 spaces per classroom, plus 1 space per 18 square feet of floor area in each gymnasium and assembly hall | | | | | |

OSSINING CODE

| Use | District | | | | | |
|--|--|-------|------|------|---|--|
| | S-125 | S-100 | S-75 | S-50 | T | P-O |
| Educational uses, specialized | — | — | — | — | — | Space shall be equivalent to 1 seat. If no seats are provided, 6 square feet of floor area in each assembly room and classroom shall be equivalent to 1 seat |
| Educational uses, higher learning | Space shall be equivalent to 1 seat. If no seats are provided, 6 square feet of floor area in each assembly room and classroom shall be equivalent to 1 seat | | | | | |
| Infrastructure and utilities uses, general | — | — | — | — | — | — |
| Infrastructure and utilities uses, intensive | — | — | — | — | — | — |
| Municipal uses | — | — | — | — | — | — |
| Places of worship | — | — | — | — | — | — |
| Senior living facilities | 1 space per employee at the largest shift and 1 space per 2 units | | | | | |
| Industrial Uses | | | | | | |
| Artisan workspace, general | — | — | — | — | — | 1 space per 500 square feet of gross floor area |
| Senior living facilities | 1 space per employee at the largest shift and 1 space per 2 units | | | | | |

NOTE: Space requirements for uses not provided in the above table shall be subject to the determination of the Planning Board. Parking ratios listed under the table do not indicate if the use is permitted in the district. See Appendix A for permitted uses.