

ARTICLE 2 - OFF-STREET PARKING REGULATIONS

SEC. 10-2.350 - WHOLESALE, MANUFACTURING, STORAGE, TRANSPORTATION, AND SIMILAR USES.

The minimum requirements for wholesale, manufacturing, storage, transportation, and similar uses are:

USES	PARKING SPACES REQUIRED
<p>Bakeries, wholesale Bottling establishments Canneries Communications equipment and service facilities Creameries Freight transportation terminals Laundry and/or dry-cleaning plants Lumber yards Manufacturing, processing, or assembling uses Utility yards Wholesale or warehouse establishments</p> <p><u>All wholesale, manufacturing, storage, transportation, and similar uses except as specifically identified below.</u></p>	<p>1.0 for each 500 square feet of gross floor area, or If the building or structure has leasable bays of 2,500 square feet or greater, the minimum off-street parking required is 1.0 space for each 1,000 square feet of gross floor area, or If a building or structure has leasable bays of 10,000 square feet or greater, the minimum off-street parking required is 1.0 space for each 1,500 square feet of gross floor area, or If a building or structure has leasable bays of 20,000 square feet or greater, the minimum off-street parking required is 1.0 space for each 2,000 square feet of gross floor area.</p>
<p>Mini-storage facilities</p>	<p>2.0 covered near the residential unit and 5.0 uncovered near the office</p>
<p>Salvage, wrecking and dump yards</p>	<p>5.0 spaces, plus 1.0 for each 20,000 square feet of outdoor areas under use, plus 1.0 space of adequate size for all rolling stock stationed on the premises.</p>
<p>Passenger terminal facilities and stations for airports, BART rail transit, railroads, or bus lines</p>	<p>1.0 for each 500 square feet of gross floor area, plus additional spaces for commuter traffic as determined by the City Engineer.</p>
<p>Research and development facilities</p>	<p>1.0 for each 500 350 square feet of gross floor area</p>
<p>T-hangars</p>	<p>1.0 for each based aircraft</p>
<p>Tie-downs (open)</p>	<p>1.0 for each 3 based aircraft</p>

~~SEC. 10-2.351 - WHOLESALE, MANUFACTURING AND STORAGE USES ADDITIONAL PARKING.~~

~~Additional parking spaces in wholesale, manufacturing, and storage uses for those areas used for offices or other uses shall be required pursuant to Section 10-2.204, Mixed Uses. The amount of additional parking spaces required shall be pursuant to the appropriate "use" table.~~

SEC. 10-2.360 - GOVERNMENTAL OR OTHER PUBLIC USES.

All governmental or other public uses shall provide the minimum off-street parking requirements of the use most similar in nature, as determined by the Director of Community and Economic Development/Planning Director.

IV. - EXCLUSIONS, REDUCTIONS, EXCEPTIONS AND APPEALS

SEC. 10-2.408 – Carsharing Programs.

In the Industrial Districts, required parking spaces may be substituted with designated carshare vehicle parking spaces, pursuant to the following:

- a. Carshare vehicles shall be maintained for active use by a carshare service and not for other purposes.
- a. Carshare vehicles shall be made available to members of the carsharing service through an unattended, self-service operation 24 hours a day, seven days a week.

VI. - DESIGN STANDARDS FOR PARKING AND LOADING SPACES

SEC. 10-2.623 - PRIVATE DRIVEWAY STANDARDS.

Private driveway standards shall be constructed in accordance with the Standard Details of the City of Hayward Public Works Department. Driveways 40 feet or less in length shall be paved with Class B Portland Cement concrete.

On single-family residential lots, driveway width, regardless of the number of driveways, shall not exceed 20 feet in front of the garage. In addition, for access to a recreational vehicle storage area adjacent to a dwelling, a maximum 10-foot-wide driveway may be located on the opposite side of the lot from the garage, and outside the required side yard.

In multi-family residential zones, no more than 1/3 of the required front yard shall be devoted to driveway. An exception may be made for lots less than 72 feet in width, in which case driveway may be a maximum of 24 feet in width.

For lots 70 or more feet in width, the Director of Community and Economic Development/Planning Director may approve a greater driveway width if the Director of Community and Economic Development/Planning Director determines the design of the driveway is aesthetically pleasing and compatible with the lot terrain and adjacent development and will not create a pedestrian or vehicular hazard.

In industrial districts, in no case shall a driveway exceed one-third the width of the property frontage width or 35 feet, unless otherwise approved by the Planning Director.