

SECTION 11 | PARKING AND LOADING**11.1 INTENT**

The intent of this Section is to alleviate or prevent congestion of streets by setting forth sufficient requirements for the on-site storage, loading, and/or unloading of motor vehicles in order to meet the needs normally generated by each use.

11.2 APPLICATION

No new building or structure shall be constructed or used in whole or in part, and no building or part thereof shall be altered, enlarged, reconstructed or used, and no land shall be used unless off-street parking is provided in accordance with the conditions set forth in this Section.

A. **No Elimination of Parking Spaces.** No existing off-street parking spaces shall be eliminated by the replacement or enlargement of an existing building or structure, unless the remaining spaces meet or exceed the required number of parking spaces, or the spaces are replaced by new spaces provided in accordance with this Section.

B. Nonconforming Parking

1. Previously lawfully established buildings, structures, or uses, or structures or uses for which improvement location permits have been issued at the time this Ordinance becomes effective shall not be subject to the requirements of this Section, except as otherwise provided in this subsection.
2. For any nonconforming building or structure that has been damaged or destroyed by fire or other disaster, restoration of such existing building or structure shall be permitted without conforming to the requirements of this Section if said restoration or rebuilding complies with the following requirements.
 - a.) The restoration does not reduce the number of parking spaces that were originally available to the building or structure, and were in existence prior to the damage and subsequent restoration.

C. Additional Parking Required

1. **Additions.** Enlargements or alterations which result in an increase in the ground coverage or the usable floor area of a building or structure shall require additional off-street parking spaces in accordance with the provisions of this Section, but only to the extent that such increase exceeds five percent (5%) of the original

ground coverage or fifteen percent (15%) of the floor area existing at the time this Ordinance becomes effective.

2. **Change in Use.** Changes in the use of existing buildings, structures, or land shall require additional off-street parking spaces to meet the number of required spaces for that new use.

D. **Accessory Parking Permitted.** Nothing in this Ordinance shall be deemed to prevent the voluntary establishment of accessory off-street parking or loading facilities to serve any existing use of land or buildings, provided that all regulations herein governing the location, design, and operation of such facilities are adhered to.

E. **Distinction Between Parking and Loading Areas.** Required off-street loading and unloading spaces shall not be construed as being part of the required off-street parking spaces.

F. **Limitations on Parking Areas**

1. **Use of Parking Areas Limited.** Accessory off-street parking facilities shall be utilized solely for the parking of passenger automobiles or light trucks belonging to the residents, patrons, occupants, or employees of the specified uses. Said parking facilities shall not be used for the storage, display, sale, repair, dismantling, or wrecking of any vehicle, equipment, or material.
2. Only areas improved with concrete, asphalt, or stone may be utilized for parking. Grass areas are not considered off-street parking areas and shall not be utilized as such.
3. **Commercial Vehicles in Residential Areas.** For each dwelling unit in a residential zoning district, a maximum of one (1) off street parking space may be provided for a commercial vehicle of no more than three (3) tons capacity (manufacturer's rating); provided further, that such vehicle is parked in an enclosed garage, accessory building, or rear yard and is used by a resident of the premises.
4. This regulation shall not be interpreted to prohibit commercial vehicles from temporary loading and unloading in any residential district.
5. **Parking of Inoperable Vehicles.** Automotive vehicles or trailers of any type without current license plates or in an inoperable condition, so as to be deemed dead storage, shall be prohibited in residential zone districts other than in completely enclosed buildings, and shall not be parked or stored in any zone district unless specifically authorized under the terms of this Ordinance.

6. **Drive-Through Stacking.** Drive through establishments shall provide stacking space for vehicles awaiting use of drive-through windows. Each stacking space must be twelve (12) feet long and each lane of stacking spaces must be at least nine (9) feet wide. Lane widths should be delineated with pavement markings. However, individual spaces within the lane need not be marked. Table 11-2, Schedule of Off-Street Parking Requirements denotes the number of stacking spaces required for common drive-through uses. Any drive through use not listed shall be required to provide at least four (4) stacking spaces per drive-through window. Stacking spaces must be in addition to the required parking spaces and must not be located within a required driveway, internal circulation system, or parking aisle.

11.3 REQUIRED OFF STREET PARKING RATIOS

- A. **General Requirements.** Except as provided elsewhere in this Section, each principal and accessory use of land shall be provided with the number of off-street parking spaces indicated for that use in Table 11-2, Schedule of Off-Street Parking Requirements. However, there shall be no minimum parking requirement in the Primary Central Business District.
- B. **Uses Not Specified.** In the case of a use not specifically mentioned in the requirements herein, the requirements for off-street parking or off-street loading for a use which is mentioned, and which is similar to the unmentioned use, shall apply.
- C. **Multiple Tenant Developments.** Where there is a combination of uses on a lot, the minimum required number of parking spaces shall be the sum of the requirements of the individual uses, unless otherwise provided by subsection 11.4.C.
- D. **Fractions.** When determination of the number of off-street parking spaces required by Table 11-2 results in a requirement of a fractional space, any fraction of one-half or less may be disregarded while a fraction in excess of one half shall be counted as one parking space.
- E. **Additional Requirements for Company Vehicles.** Every company car, truck, tractor or trailer normally stored at a business site shall be provided with an off-street parking space. Such space shall be in addition to the parking requirements listed in Table 11-2.
- F. **Public Assembly Seating.** In sports arenas, churches, and other places of assembly in which patrons occupy benches, pews, or other

similar seating facilities, each twenty-four (24) inches of such seating shall be counted as one seat for the purpose of determining requirements the hereunder.

G. **Parking Spaces Accessible to the Disabled.** The Town of Danville encourages all development within the Town which serves the public to provide facilities which are accessible to people with disabilities as defined by the Americans with Disabilities Act (ADA) of 1990. In accordance with this goal, accessible parking shall be provided by any building or use initiated after the effective date of this code according to the following minimum requirements and any further requirements hereafter adopted by federal, state, or local law.

1. **Required Spaces.** Accessible parking spaces shall be provided at a rate listed in Table 11-1 below. In addition to these requirements, accessible patient parking at outpatient facilities must equal no less than ten percent (10%) of the required parking, and facilities which specialize in treatment or services for persons with mobility impairments must provide accessible parking equaling no less than twenty percent (20%) of the required parking for patient use.

TABLE 11-1: ACCESSIBLE PARKING SPACE REQUIREMENTS

Total Number of Parking Spaces In Lot	Minimum Number of Accessible Spaces Required
1 to 25	1
26 to 50	2
51 to 75	3
76 to 100	4
101 to 150	5
151 to 200	6
201 to 300	7
301 to 400	8
401 to 500	9
501 to 1,000	2% of total
1,001 and over	20, plus 1 for each 100 over 1,000

2. **Design and Layout of Accessible Parking Lots.** Access aisles and accessible routes for the mobility impaired shall be provided pursuant to ADA requirements. Accessible spaces must be a

minimum of eight (8) feet wide with a five (5) foot access aisle. One of every eight (8) spaces, however, must have an access aisle of eight (8) feet wide and be designated "van accessible".

3. **Passenger Loading Zones.** Passenger loading zones shall provide an access aisle of a minimum of twenty (20) feet in length, adjacent and parallel to the vehicle pull up space. If there are curbs between the access aisle and the vehicle pull up space, then a curb ramp shall be provided.
4. **Signage and Marking.** All accessible spaces shall be designated by the international access symbol. Van accessible spaces will be labeled by both the international access symbol and an additional sign indicating that the space is accessible for vans.

Signs shall be a minimum of five and one half (5 ½) feet above ground level so as not to be obscured by parked vehicles. The mobility impaired symbol shall also be painted on the ground to the rear of the parking space.

H. Off Street Parking Ratios

Off street parking shall be provided according to the ratios set forth in the following table.

TABLE 11-2: SCHEDULE OF OFF-STREET PARKING REQUIREMENTS

USE	PARKING SPACES REQUIRED
Airport or Heliport	One space per two employees; plus one space per based or daily transient aircraft
Automobile, Motorcycle, RV, and Camper Sales Automobile Rental and Leasing Service	One space for each two employees; plus one space per 400 sq. ft. per gross floor area of showroom; plus one space per service bay, where applicable
Banks	One space per 300 sq. ft. of gross floor area; plus three stacking spaces for each drive-through lane, where applicable (See Section 10.2.F.3)
Billiard Room	Two spaces per table; plus one per employee on largest shift
Bowling Alley	Three spaces per lane; plus one space per employee on largest shift
Business Offices, Professional Offices, and other Similar Uses not elsewhere listed	One space per 300 sq. ft. of leasable floor area
Boarding House, including Bed and Breakfast	One space per guest room; plus two spaces for the resident owner

USE	PARKING SPACES REQUIRED
Bus Station	One space per 10 seats in waiting area
Car Wash	One space per employee on largest shift; plus one drying space and four stacking spaces per washing space (See Section 10.2.F.6)
Church or Temple	One space per three seats in main auditorium (See also Section 11.3.F)
Clinic – Medical or Dental	One space per employee; plus three spaces per doctor or dentist
Country Club or Private Golf Course	One space per four individual members or one space per two families, based on maximum anticipated membership
Dancing, Aerobics, or Gymnastic Studio	One space per 200 sq. ft. of studio floor area
Driving Range	One space per tee; plus one space per employee on largest shift
Dwellings, Single and Two-Family	Two spaces per unit
Dwellings, Multi-Family	Efficiencies and one bedroom apartments: one space per unit Apartments with two bedrooms or more: two spaces per unit
Exhibit, Assembly, and Reception Halls	One space per two persons at maximum occupancy
Funeral Home or Crematorium	One space per two employees; plus one space per four seats in the chapel, if applicable
Greenhouse or Tree Nursery	One space per employee on largest shift; plus one space per 300 sq. ft. of sales floor area
Golf Course, Public	One space per two employees; plus three spaces per golf hole
Health Spa or Fitness Center	One space per 200 sq. ft. of gross leasable area
Home Occupation	One space, in addition to residential requirements
Hospital	One space per two beds; plus one space per two staff members on largest shift, including nurses; plus one space per doctor; plus one space per hospital vehicle
Hotel or Motel	One space per three employees; plus one space per guest room; plus 75% of the required parking figured separately for banquet/meeting rooms and restaurants
Industrial Uses	One space per employee on largest shift; plus one space per 500 sq. ft. of floor area open to the public (See also: Section 10.3.E)
Junk Yard or Recycling Center	One space per employee on the largest shift.

USE	PARKING SPACES REQUIRED
Kennel	One space per employee; plus one space per five animal cages
Kindergarten, Nursery School, or Day Care Center	One space per two employees; plus one space per five children
Miniature Golf	One space per hole; plus one space per employee on largest shift
Motor Vehicle Repair	One space per service bay; plus one space per employee on largest shift (service bay itself does not qualify as a parking space)
Movie Theater, Indoor	One space per four seats; plus one per two employees on largest shift
Night Club or Tavern	One space per three persons at maximum capacity
Nursing Home	One space per five beds; plus one space per employee on largest shift
Outdoor Commercial Recreational Use	One space per employee; plus one space per 500 sq. ft. of use area
Park	Spaces equivalent to one percent (1%) of the total land area (parking along park roads may be used to fill this requirement)
Playhouse or Dinner Theater	One space per four seats; plus one space per two employees on largest shift
Penal or Correctional Institution	One space per employee on largest shift; plus one space per 20 inmates
Police or Fire Station	One space for each person on duty on largest shift
Post Office	One space per employee on largest shift; plus one space per 500 sq. ft. of floor area open to the public (See also: Section 10.3.E)
Private Camp or Campground	One space per camp site; plus one space per cabin; plus one space per two employees on largest shift
Public or Commercial Sewage Disposal Plant and Related Uses	One space per employee on largest shift
Public Library or Museum	Two spaces per 1000 sq. ft. of gross floor area
Restaurant	One space per four seats; plus one space per two employees on largest shift
Restaurant, Fast Food	One space per two and a half seats (2 ½); plus one space per two employees on the largest shift; plus if there is a drive-through, seven stacking spaces per window (See Section 11.2.F.6). If no indoor seating, minimum of 10 spaces.
Retail and Personal Service Stores, not otherwise mentioned	One space per 300 sq. ft. of leasable floor area
Riding Stable	One space for each two stalls
Roadside Food Sales Stand	Five spaces per stand

USE	PARKING SPACES REQUIRED
School, Elementary and Middle	One space per staff member; plus one space per classroom
School, High	One space per staff member; plus one space per four students
Service Station, with repair	One space per employee on largest shift; plus one space per four gas pumps; plus one space per service bay
Service Station, without repair	One space per employee on largest shift; plus one space per four gas pumps
Shopping Center (See also: Section 10.4	25,000-400,000 sq. ft.: Four spaces per 1000 sq. ft. leasable floor area
	400,000-600,000 sq. ft.: Four and a half (4 ½) spaces per 1,000 sq. ft. leasable floor area
	600,000 sq. ft. or larger: Five spaces per 1,000 sq. ft. leasable floor area
Skating Rinks (ice or roller)	One space per 200 sq. ft. skating area
Swimming Pool	One space per 100 sq. ft. of pool area
Telephone Exchange or Public Utility Substation	One space per employee
Theater, Outdoor	One space per four seats; plus one per two employees on largest shift
Truck Terminal	Four spaces; plus one space per employee on largest shift (See also: Section 10.3.E)
Trade or Business School	One space for every three employees and member of the staff; and one space per every three students
Veterinarian	Three spaces for every doctor; plus one space for each additional employee
Wholesale Produce Terminal	One space per employee on largest shift; plus one space per 300 sq. ft. of sales floor area

11.4 PROGRAMS AND INCENTIVES TO REDUCE PARKING REQUIREMENTS

The following programs and incentives are provided to permit reduced parking requirements in the locations and situations outlined herein where the basic parking requirements of this code would be excessive or detrimental to goals and policies of the Town relating to traffic congestion and environmental protection.

- A. **Parking Reductions in the CB Districts.** There are no off-street parking requirements in the Primary CB District. However, for each building erected and for certain other uses of land in the Secondary CB District, parking spaces for motor vehicles and loading and unloading berths as specified for the use to which such building or land is to be devoted shall be provided, except that the Board of Zoning Appeals may approve a special exception that waives the parking spaces required when the use is located within three hundred (300) feet of a public parking lot; and where a use fronts a street with parallel parking, credit toward off-street parking shall be granted at the rate of one (1) off-street space per every twenty-five (25) feet of frontage.
- B. **Credit for On-Street Parking or Public Parking in Non-CB Districts.** Wherever on-street parking or other public parking is provided in the improvement of a street, credit toward off-street parking requirements shall be granted at the rate of one (1) off-street space for every marked on-street or public space.
- C. **Mixed-Use Shared Parking Programs**
1. **Purpose.** The Town recognizes that strict application of the required parking rations may result in the provision of excessive numbers of parking spaces, and therefore, excessive pavement and impermeable surfaces. A Mixed-Use Shared Parking Program provides an option to reduce the total required parking in large mixed-use facilities in which uses operate at different times from one another throughout the day.
 2. **Applicability.** The Mixed-Use Shared Parking Program may be applied where mixed-uses are proposed.
 3. **Procedure.**
 - a) The Administrator may authorize a reduction in the total number of required parking spaces for two (2) or more uses jointly providing on site parking, if the respective hours of operation of the uses do not overlap.

- b) The total number of parking spaces shall not be reduced by more than twenty percent (20%).

11.5 LOCATION OF REQUIRED PARKING

- A. **General Requirements.** Except as otherwise provided in this Section, off-street parking shall be on the same lot or parcel of land as the use it is intended to serve.
- B. **Off Site Parking Facilities.** Required Parking for a nonresidential development may be located off-site under certain circumstances. Requests for variances allowing the substitution of off-site for on-site parking must meet the following requirements, in addition to the standard variance criteria.
 - 1. The off-site parking shall be located so that it will adequately serve the use for which it is intended. In making this determination the following factors, among other things, shall be considered:
 - a) Proximity of the off-site parking facilities, generally within three hundred (300) feet of the use they are intended to serve;
 - b) Ease of pedestrian access to the off-site parking facilities; and
 - c) The type of use the off-site parking facilities are intended to serve. For example, off-street parking may not be appropriate for high turnover uses such as retail.
 - 2. A written commitment shall be drawn to the satisfaction of the Town Attorney and executed by all parties concerned, assuring the continued availability of off-site parking facilities for the use they are intended to serve.
- C. **Front Yard Parking Requirements.** Parking spaces may not be located in the required front yard except in business and industrial districts. However, no parking area shall be permitted within five (5) feet of the front property line in any district.

11.6 DEVELOPMENT STANDARDS FOR OFF STREET PARKING

Each parking area shall comply with the standards as hereinafter set forth.

- A. **Design**
 - 1. Parking spaces and maneuvering aisles shall have the minimum dimensions set forth in the following table:

**TABLE 11-4: MINIMUM PARKING SPACE AND AISLE DIMENSIONS FOR
PARKING AREAS
(IN FEET)**

Angle of Parking	Width of Parking Space	Length of Parking Space	Maneuvering Aisle
61°-90°	9'0"	18'0"	24'0"
46°-60°	9'0"	18'0"	18'0"
45°	8'6"	18'0"	15'0"
Parallel	8'0"	22'0"	12'0"

2. Measurement of parking space width and length, aisle width, and parking angle shall be made as per the following diagram. Driveways shall be arranged for the free flow of vehicles at all times, and all maneuvering spaces and aisles shall be so designed that all vehicles may exit from and enter into a public street by being driven in a forward direction, except that residents and employees may be permitted to back in from alleys. (See diagram above.)

Each required off-street parking space shall be designed so that any motor vehicle may proceed to and from said space without requiring the moving of any other or by passing over any other parking space, except where the parking area is limited to employees.

3. On any parking area in any district, all paved portions of all parking spaces and maneuvering aisles shall be set back a minimum of five (5) feet from any wall of a building, and a minimum of five (5) feet from any private or public way, or any lot line of any land in residential districts or used for a residential purpose.
4. All parking areas shall provide means of pedestrian circulation to the use and between the use and the street.

B. Construction

1. All required parking spaces, maneuvering aisles, and driveways, except in FP districts, shall have a durable, dustless, all-weather surface, such as bituminous concrete or cement concrete, and shall provide for a satisfactory disposal of surface water by

grading and drainage in such a manner that no surface water shall drain onto any lot in other ownership. Such surfaces shall be well maintained.

2. Parking areas in all districts shall be provided with curbing, wheel stops, or other devices to prevent motor vehicles from being parked or driven within required setback areas or into required landscaped open space.
3. In any parking area the surface shall be painted, marked, or otherwise delineated so that each parking space is apparent.

C. **Landscaping and Screening.** All parking lots designed for fifteen (15) or more parking spaces shall provide landscaping and screening in accordance with the provisions of Section 13.3 and 13.4. Smaller parking lots shall provide landscaping as deemed appropriate by the Administrator

D. **Lighting.**

1. All parking lots shall be illuminated.
2. All artificial lighting used to illuminate a parking area, maneuvering space, or driveway shall be arranged and shielded so as to prevent direct glare from the light sources into any public street or private way or onto adjacent property. Illumination shall measure no more than five (5) foot-candles on adjacent public or private streets and no more than one (1) foot-candle on adjacent residential properties.

11.7 **OFF STREET LOADING**

There shall be provided off-street loading berths not less than the minimum requirements specified in this subsection in connection with any building or structure which is to be erected or substantially altered, and which requires the receipt or distribution of materials or merchandise by trucks or similar vehicles.

A. **Location.** All required off-street loading berths shall be located on the same lot as the use to be served, and no portion of the vehicle shall project into a street or alley. No permitted or required loading berth shall be located within twenty-five (25) feet of the nearest point of intersection of any two streets, nor shall it be located in a required front yard, or side yard adjoining a street.

No loading berth for vehicles over a two (2) ton capacity shall be permitted within fifty (50) feet of any property in a residential district

unless completely enclosed by a building wall or solid wall or fence, or any combination thereof, not less than six (6) feet in height.

- B. **Size.** Off-street loading berths for over-the-road tractor-trailers shall be at least fourteen (14) feet in width by at least sixty (60) feet in length with a sixty (60) foot maneuvering apron, and shall have a vertical clearance of at least fifteen (15) feet.

For local pick-up and delivery trucks, off-street loading berths shall be at least twelve (12) feet in width by at least thirty (30) feet in length with a forty-five (45) foot maneuvering apron, and shall have a vertical clearance of at least twelve (12) feet.

C. **Access**

1. Each required off-street loading berth shall be designed with appropriate means of vehicular access to a street or alley in a manner which will least interfere with traffic movements.
2. A minimum access aisle width of eighteen (18) feet shall be provided for one-way aisles, and a minimum access aisle width of twenty-four (24) feet shall be provided for two-way aisles.

- D. **Surfacing.** All open off-street loading berths shall be improved with a compact base of not less than six (6) inches thick, surfaced with not less than two (2) inches of asphaltic concrete or some comparable all-weather, dustless material.

- E. **Off-street Loading Space Requirements.** Nonresidential uses, except those that do not receive or transport goods in quantity by truck delivery, shall be provided with loading berths as follows: one off-street loading berth shall be provided for every 10,000 square feet of gross floor area but no more than a total of two spaces up to 40,000 square feet of gross floor area, one space for each additional 40,000 square feet up to 160,000 square feet, and one space for every 80,000 additional square feet.

The minimum number of off-street loading spaces shall not apply to uses within the Primary Central Business (Primary CB) District. However, for those uses within the Primary Central Business District that do transport goods in quantity by truck delivery, no loading or unloading shall be permitted within the right-of-way of any of the streets comprising the courthouse square peak traffic hours. Loading and unloading from these streets shall only be permitted between the hours of 7:30 PM and 6:00 AM.

SECTION 12 | SIGNS**12.1 | PURPOSE**

The purpose of this Ordinance is to provide a legal framework for the comprehensive regulation of signs in the Town of Danville. It recognizes the need for adequate identification, advertising, and communication within the community that is structurally sound, well maintained, and attractive in appearance. To achieve this purpose, the Ordinance is intended to control the height, area, location, and other similar aspects of signs and sign structures:

- A. To allow businesses, institutions and individuals to exercise their right to free speech by displaying an image on a sign and to allow audiences to receive such information.
- B. To provide and maintain visually attractive residential, retail, commercial, historic, open space and industrial areas.
- C. To provide for reasonable and appropriate communication and identification for on-premise signs in residential zoning districts, commercial zoning districts and industrial zoning districts.
- D. To encourage the use of creative and visually attractive signs.
- E. To ensure that signs are located and designed to reduce sign distraction and confusion that may be contributing factors in traffic congestion and accidents, and maintain a safe and orderly pedestrian and vehicular environment.
- F. To protect property values.
- G. To promote the public health, safety, and welfare of the residents of the Town of Danville by avoiding conflicts between signs and traffic control devices, avoiding traffic hazards, and reducing visual distractions and obstructions.

12.2 | SIGNS PROHIBITED

The following signs shall be prohibited:

- A. Commercial billboards, posterboards, and other signs, when located upon vacant lots or parcels or when displaying information not related to the conduct of a business or other enterprise located on the same