

Proposed Ann Arbor EV-Readiness Parking Table

Table 5:19-1 Off-Street Parking Spaces Required

Use [See Sec. 5.19.3 for Uses in D1 and D2 Downtown Districts:]	Required Parking Spaces	Required Bicycle Spaces	Required Bicycle Class	Required Electric Vehicle Charging Spaces [see notes 3 and 6] <i>(round up number of EV charging spaces to next integer)</i>	
Residential Uses					
Household Living	Adult Foster Care	1 space per Dwelling Unit	None	None	None
	Dwelling, Assisted Living	For R4A: 2 spaces per Dwelling Unit For R4B, R4C, R4D and R4E: 1 ½ spaces per Dwelling Unit For any Nonresidential District: 1 space per Dwelling Unit	1 space per 5 Dwelling Units	A 50% C 50%	25% EV-C plus 15% EV-R plus 10% EV-I
	Dwelling, Multi-Family	For R4A: 2 spaces per Dwelling Unit For R4B, R4C, R4D, and R4E: 1 ½ spaces per Dwelling Unit In any Nonresidential District: 1 space per Dwelling Unit	1 space for 5 Dwelling Units	A 50% C50%	65% EV-C plus 25% EV-R plus 10% EV-I [see notes 4 and 5]
	Dwelling, Single- Family	1 space per Dwelling Unit	None	None	100% EV-R [see notes 4 and 5]
	Dwelling, Townhouse	2 spaces per Dwelling Unit	1 space per 5 Dwelling Units	A 50%, C 50%	100% EV-R [see notes 4 and 5]

	Dwelling, Two Family	1 ½ spaces per Dwelling Unit	None	None	100% EV-R [see notes 4 and 5]
	House Trailer Park	1 space per Dwelling Unit	None	None	100% EV-C
Group Living	Emergency Shelter	None	None		15% EV-C plus 10% EV-R plus 10% EV-I
	Fraternities, sororities, student cooperatives	1 space for each 5 beds	1 space per 2 beds	A 50% B 50%	65% EV-C plus 25% EV-R plus 10% EV-I
	Group Housing	1 space for each 3 beds	1 space per 5 beds	A 50% B 50%	65% EV-C plus 25% EV-R plus 10% EV-I
	Guest House	1 space for each 3 beds	1 space per 5 beds	A 50% B 50%	65% EV-C plus 25% EV-R plus 10% EV-I
Public/Institutional Uses					
Airports, Municipal		Minimum of 1 space per 333 sq. ft. of Floor Area, maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	15% EV-C plus 10% EV-R plus 10% EV-I
	Cemetery	None	None		None
	Club Headquarters or Community Center	1 space per 200 sq. ft. of Floor Area	1 space per 1,000 sq. ft. of Floor Area	C 100%	15% EV-C plus 10% EV-R plus 10% EV-I
	Conference Center	1 space per 100 sq. ft. of Floor Area	1 space per 1,000 sq. ft. of Floor Area	C 100%	25% EV-C plus 15% EV-R plus 10% EV-I
			1 space per 3,000 sq. ft. of	A 30%	

Community and Cultural	Correctional Facility	Minimum of 1 space per 333 sq. ft. of Floor Area, maximum of 1 space per 250 sq. ft. of Floor Area used for Office and administration purposes, none for Floor Area used for any other purpose [1]	Floor Area used for Office and Administrative purposes, none for Floor Area used for any other purpose	C 70%	15% EV-C plus 10% EV-R plus 10% EV-I
	Museum, Art Gallery	Minimum of 1 space per 310 sq. ft. of Floor Area, maximum of 1 space per 265 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
	Funeral Services	1 space per 100 sq. ft. of Floor Area used for viewing services. City must provide	None	None	None
	Government Offices and Courts	Minimum of 1 space per 333 sq. ft. of Floor Area, maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	15% EV-C plus 10% EV-R plus 10% EV-I
	Library	Minimum of 1 space per 310 sq. ft. of Floor Area, maximum of 1 space per 265 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
	Park, Recreation and Open Space	None	None		15% EV-C plus 10% EV-R plus 10% EV-I
	Religious Assembly	1 space per 3 seats or 1 space per 6 feet of pew. Public off-street spaces within 1,000 feet of the Site may be counted if approved as part of a site plan	1 space per 50 seats or 100 feet of pew	C 100%	10% EV-R plus 10% EV-I
Day Care	Adult Day Care Center	1 off-street space per caregiver required to staff facility at the state-licensed capacity, and 2 drop off spaces (off-street or on street within 250 feet of the Lot) for the first 20 adults that the facility is licensed to care for plus 1 space for each additional 20 adults.	1 space per 10 caregivers	B 100%	15% EV-C plus 10% EV-R plus 10% EV-I

Day Care	Child Care Center	1 off-street space per caregiver required to staff facility at the state-licensed capacity, and 2 drop off spaces (off-street or on street within 250 feet of the Lot) for the first 20 children that the facility is licensed to care for plus 1 for each additional 20 children.	1 space per 10 caregivers	B 100%	15% EV-C plus 10% EV-R plus 10% EV-I
Educational	Institutions of Higher Learning, Private	5 spaces per classroom	5 spaces per classroom	C 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Institutions of Higher Learning, Public	None	None		25% EV-C plus 15% EV-R plus 10% EV-I
	School, Private	High School: 5 spaces per classroom	5 spaces per classroom	C 100%	25% EV-C plus 15% EV-R plus 10% EV-I
		Elementary and Middle Schools: 3 spaces per classroom			25% EV-C plus 15% EV-R plus 10% EV-I
	School, Public	As required by the State	As required by the State		High School: 25% EV-C plus 15% EV-R plus 10% EV-I
					Elementary and Middle: 25% EV-C plus 15% EV-R plus 10% EV-I
School, Trade/Industrial	5 spaces per classroom	5 spaces per classroom	C 100%	25% EV-C plus 15% EV-R plus 10% EV-I	

Health Care	Hospital	1 space for each 6 beds	1 space per 60 beds	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Nursing Care Facility	1 space for each 6 beds	1 space per 60 beds	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I

Commercial Uses

Lodging	Bed and Breakfast	1 space per room	1 space per 4 rooms	B 100%	25% EC-C plus 50% EV-R plus 25% EV-I
	Hotel	1 space per room	1 space per 30 rooms	A 100%	25% EC-C plus 50% EV-R plus 25% EV-I
	Adult Entertainment Business	Minimum of 1 space per 310 sq. ft. of Floor Area, maximum of 1 space per 265 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
	Artist Studio	1 space per 600 sq. ft. of Floor Area	1 space per 6,000 sq. ft. of Floor Area	B 100%	15% EV-C plus 10% EV-R plus 10% EV-I
	General Entertainment	Minimum of 1 space per 310 sq. ft. of Floor Area, maximum of 1 space per 265 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
		Athletic Club/Roller Rink = 1 space per 200 sq. ft. of Floor Area	1 space per 1,000 sq. ft. of Floor Area	B 100%	15% EV-C plus 10% EV-R plus 10% EV-I

Recreation, Entertainment, and Arts	Indoor Recreation	Bowling Alley = 5 spaces per alley	1 space per 5 alleys	C 100%	15% EV-C plus 10% EV-R plus 10% EV-I
		Indoor Court Game Facilities = 1 space per 1,000 sq. ft. of Floor Area	1 space per 2,000 sq. ft. of Floor Area	B 100%	15% EV-C plus 10% EV-R plus 10% EV-I
	Outdoor Recreation	Swimming Club, Private (Building) = 1 space per 200 sq. ft. of Floor Area	1 space per 1,000 sq. ft. of Floor Area	C 100%	10% EV-R plus 10% EV-I
		Stadia Auditorium = 1 space per 3 seats or 1 space per 6 feet of bench	1 space per 100 seats or 200 feet of bench	C 100%	None
		Enclosed Theater = 1 space for each 3 seats	1 space per 150 seats	C 100%	None
	Automobiles, Motorcycles, Recreational Vehicles, Equipment (Sales and Rental)	1 space per 310 sq. ft. of Floor Area	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
	Fueling Station	1 space per 200 sq. ft. of Floor Area	1 space.	C	15% EV-C plus 10% EV-R plus 10% EV-I
	Outdoor Sales, Permanent	Minimum of 1 space per 310 sq. ft. of area devoted to outdoor sales, maximum of 1 space per 265 sq. ft. of area devoted to outdoor sales [1]	1 space per 3,000 sq. ft. of area devoted to outdoor sales	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
	Medical Marijuana	Minimum of 1 space per 310 sq. ft. of Floor Area maximum of 1 space per 265	1 space per 3,000 sq. ft. of	B 50%	15% EV-C plus 10% EV-R plus

Sales

Provisioning Center	Floor Area, maximum of 1 space per 200 sq. ft. of Floor Area [1]	3,000 sq. ft. of Floor Area	C 50%	10% EV-R plus 10% EV-I
Restaurant, Bar, Food Service	1 space for each 100 sq. ft. of Floor Area	1 space per 750 sq. ft. of Floor Area	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
Retail Sales, General Merchandise	Retail stores and Retail Centers less than 300,000 sq. ft. of Floor Area = Minimum of 1 space per 310 sq. ft. of Floor Area; maximum of 1 space per 265 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	10% EV-R plus 10% EV-I
	Retail stores and Retail Centers between 300,000 – 600,000 sq. ft. of Floor Area = Minimum of 1 space per 285 sq. ft. of Floor Area; maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	10% EV-R plus 10% EV-I
	Retail stores and Retail Centers more than 600,000 sq. ft. of Floor Area = Minimum of 1 space per 265 sq. ft. of Floor Area; maximum of 1 space per 235 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	10% EV-R plus 10% EV-I
	Furniture, Home Furnishings and Appliance Stores = 1 space per 600 sq. ft. of Floor Area	1 space per 7,500 sq. ft. of Floor Area	C 100%	10% EV-R plus 10% EV-I
	Wholesale, Resale, Building Material and Supplies	1 space per 600 sq. ft. of Floor Area	1 space per 6,000 sq. ft. of Floor Area	C 100%
Automobile, Truck, Construction Equipment Repair	1 space per 200 sq. ft. of Floor Area	1 space.	C	10% EV-R plus 10% EV-I

Service and Repair	Contractors, General Construction, and Residential Building	1 space per 333 sq. ft. of Floor Area	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	10% EV-R plus 10% EV-I
	Laundry, Cleaning, and Garment Services	Minimum of 1 space per 310 sq. ft. of Floor Area, maximum of 1 space per 265 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	10% EV-R plus 10% EV-I
	Parking Lot or Structure	None	1 space per 10 parking stalls	A 30% C 70%	Lot: 10% EV-R plus 10% EV-I
					Structure: 25% EV-C plus 15% EV-R plus 10% EV-I
	Personal Services	1 space per 100 sq. ft. of Floor Area	1 space per 750 sq. ft. of Floor Area	C 100%	15% EV-C plus 10% EV-R plus 10% EV-I
	Vehicle Wash	Automatic: 1 space per 500 sq. ft. of Floor Area	1 space.	C	10% EV-R plus 10% EV-I
		Self-serve: 1 space per bay			None
Veterinary, Kennels and Animal Boarding	Minimum of 1 space per 333 sq. ft. of Floor Area, maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	10% EV-R plus 10% EV-I	
Office and Research					
	Bank, Credit Union, Financial Services	Minimum of 1 space for each 220 sq. ft. of Floor Area and maximum of 1 space per 180 sq. ft. of Floor Area [1]	1 space per 2,000 sq. ft. of Floor Area	C 100%	10% EV-R plus 10% EV-I
				A 30%	25% EV-C plus

Office-Type	Office, General	Minimum of 1 space per 333 sq. ft. of Floor Area; maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	C 70%	25% EV-C plus 15% EV-R plus 10% EV-I
	Medical/Dental	Minimum of 1 space per 220 sq. ft. of Floor Area; maximum of 1 space per 180 sq. ft. of Floor Area [1]	1 space per 1,500 sq. ft. of Floor Area	A 30% C 70%	15% EV-C plus 10% EV-R plus 10% EV-I
	Nonprofit Corporations	Minimum of 1 space per 333 sq. ft. of Floor Area; maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	15% EV-C plus 10% EV-R plus 10% EV-I
Research and Development	Laboratories	1 space per 600 sq. ft. of Floor Area	1 space per 6,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Medical Laboratory	1 space per 600 sq. ft. of Floor Area	1 space per 6,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Research/ Development	1 space per 600 sq. ft. of Floor Area	1 space per 6,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
Transportation					
	Railroad and Public Transportation Rights-of-Way	None	None	None	None
	Transit Center, Station, or Depot	1 space per 333 sq. ft. of Floor Area used for Offices or administration of center, Station or Depot	1 space per 3,000 sq. ft. of Floor Area used for Offices or administration of center Station or Depot	A 30% C 70%	50% EV-C plus 40% EV-R plus 10% EV-I
	Transportation Facilities	None	None	None	None
Industrial					
	Agriculture/	None	None	None	None

Agricultural	Greenhouse				None
	Barns	None	None	None	None
	Borrow Pits	None	None	None	None
	Medical Marijuana Grower	Minimum of 1 space per 333 sq. ft. of Floor Area used for Offices, maximum of 1 space per 250 sq. ft. of Floor Area used for Offices. 1 space per 2,000 sq. ft. of Floor Area used for cultivation.	1 space per 3,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
Manufacturing, Processing, Assembly, and Fabrication	Asphalt, Concrete Mixing Plant, Sand and Gravel Pit	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft. of Floor Area	B 100%	10% EV-R plus 10% EV-I
	Coal and Coke Dealer	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft. of Floor Area	B 100%	10% EV-R plus 10% EV-I
	Heavy Manufacturing	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft.	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Laundry and Dry Cleaning Plant	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Light Manufacturing	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft.	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Oil and Gas Well	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft. of Floor Area	B 100%	10% EV-R plus 10% EV-I
	Pilot Manufacturing	1 space per 600 sq. ft. of Floor Area	1 space per 6,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I

	Scrap and Waste Material	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
	Slaughterhouse	1 space per 1,500 sq. ft. of Floor Area	1 space per 25,000 sq. ft. of Floor Area	B 100%	25% EV-C plus 15% EV-R plus 10% EV-I
Utilities and Communications	Broadcasting Facility	Minimum of 1 space per 333 sq. ft. of Floor Area, maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	25% EV-C plus 15% EV-R plus 10% EV-I
	Data Processing and Computer Centers	Minimum of 1 space per 333 sq. ft. of Floor Area, maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	25% EV-C plus 15% EV-R plus 10% EV-I
	Electric, Gas, and Sanitary Services	None	None	None	None
	Power and Fuel	None	None	None	None
	Wireless Communication Facilities	None	None	None	25% EV-C plus 15% EV-R plus 10% EV-I
	Outdoor Storage	None	None	None	
Warehousing and Storage	Warehousing and Storage	1 space for 2,000 sq. ft. of Floor Area	1 space per 20,000 sq. ft. of Floor Area	B 100%	100% EV-R
Accessory Uses					
Bed and Breakfast, Accessory		1 space, plus that required for the Principal Use	1 space, plus that required for the Principal Use	B 100%	100% EV-R
Community Recreation		1 space per 200 sq. ft. of Floor Area	1 space per 1,000 sq. ft. of Floor Area	C 100%	10% EV-R plus 10% EV-I
Dwelling Unit, Accessory		3 spaces on the Lot	None	None	100% EV-R
Dwelling Unit, Manager's		1 space per Dwelling Unit	None	None	100% EV-R

Family Day Care Home	None	None	None	100% EV-R
Group Day Care Home	1 space per caregiver not living in the dwelling, plus that required for the	None	None	100% EV-R
Home Occupation	None	None	None	100% EV-R
Management/Maintenance Office and Storage	Minimum of 1 space per 333 sq. ft. of Floor Area, maximum of 1 space per 250 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	A 30% C 70%	15% EV-C plus 10% EV-R plus 10% EV-I
Restaurant, Bar, Food Service	1 space per 100 sq. ft. of Floor Area	1 space per 750 sq. ft. of Floor Area	B 50% C 50%	15% EV-C plus 10% EV-R plus 10% EV-I
Retail Sales, General Merchandise	Minimum of 1 space per 310 sq. ft. of Floor Area, maximum of 1 space per 265 sq. ft. of Floor Area [1]	1 space per 3,000 sq. ft. of Floor Area	B 50% C 50%	10% EV-R plus 10% EV-I
Roadside Stand	Two spaces.	None	None	None

Temporary Uses

Christmas Tree Sales	None.	None	None	None
Outdoor Sales, Temporary by Others	By Special Exception			None
Special Event Sales	By special ordinance			None

NOTES:

[1] Additional parking may be provided if it does not increase Impervious Surfaces beyond that which would be provided by meeting the maximum parking required. Examples of additional parking may include, but not be limited to, under-Structure parking, Rooftop parking, or Structured parking above a surface Parking Lot.

[2] Other uses: parking and bicycle spaces for uses not specified shall be determined by the Planning Manager, Based upon requirements for similar use.

[3] EV-C = EV-Capable; EV-R = EV-Ready; EV-I = EV-Installed. Definitions of EV-C, EV-R, and EV-I can be found in **Article VIII: Definitions of the Code of Ordinances, City of Ann Arbor, Michigan, Chapter 55, Unified Development Code.**

[4] Total number of EV-C/R/I shall be equivalent to the total number of dwelling units. If total number of parking spaces is less than the number of dwelling units, the total number of EV-C/R/I spaces shall equal *total Proposed* parking spaces.

[5] Where 1 or 2 car garages are part of the proposed parking those garages shall have one (1) EV-R space per garage; the requirements in this table for "Dwelling Multi-Family shall apply to the remainder of the proposed parking"

[6] All new Site Plans for City Council are required to provide EV charging facilities consistent with the requirements of this code section.