

## VILLAGE OF MOUNT PROSPECT OFF-STREET PARKING REQUIREMENTS



Refer to Article XXII of the Village Code for Complete Information on Parking Requirements, Design, and Layout

USE	PARKING REQUIREMENT
<b>Residential:</b>	
Single-family attached and detached dwellings	2 spaces per dwelling unit
Duplex dwelling	2 spaces per dwelling unit
<b>Multiple-family dwellings:</b>	
1 and 2 bedrooms	2 spaces per dwelling unit
3 or more bedrooms	2.5 spaces per dwelling unit
Guest parking	1 space for every 10 required parking spaces
<b>Senior Citizen Housing/Assisted Living Facility:</b>	
Efficiency and 1 bedroom	3/4 space per dwelling unit
2 bedrooms	1 space per dwelling unit
Hotel/motel	1 space per guestroom plus 1 space per employee on peak (Restaurants and lounges require separate parking calculations.)
Convalescent home, nursing home	1 space per 4 residents plus 1 space per employee
<b>Commercial, Retail, Services:</b>	
Freestanding stores and shopping centers (up to 30,000 square feet)	4 spaces per 1,000 square feet of gross floor area. (Restaurants as tenants require separate parking calculations.)
Shopping center (30,000 - 150,000 square feet)	4.5 spaces per 1,000 square feet gross floor area
Shopping center (more than 150,000 square feet)	4 spaces per 1,000 square feet gross floor area
Furniture	2 spaces per 1,000 square feet gross floor area
Auto sales	1 space per 1,000 square feet plus those spaces required for service bays
Restaurant without a bar	12 spaces per 1,000 square feet of floor area
Restaurant with seats in the bar area	12 spaces per 1,000 square feet of floor area plus 1 space for every 3 seats in the bar area
Fast food with drive-in	12 spaces per 1,000 square feet gross floor area plus 8 stacking spaces for the first window and 2 stacking spaces for each additional window
Auto service, quick serve (20 minutes or less)	1 space per employee plus 2 spaces per service bay
Auto service, drop off	1 space per employee plus 5 spaces per service bay
Car wash, self-serve	1 space per bay plus 2 stacking spaces per bay
Car wash, tunnel	Stacking spaces for 20 minutes of waiting plus 1 space per employee. (3 minutes average per car, plus 1 space per employee.)
Dance/music/vocational/trade schools	2 spaces per 3 employees plus 1 space per maximum number of students as determined by the director of community development
Personal services	4 spaces per 1,000 square feet gross floor area
Undertaking establishments	20 spaces per 1,000 square feet of parlor space

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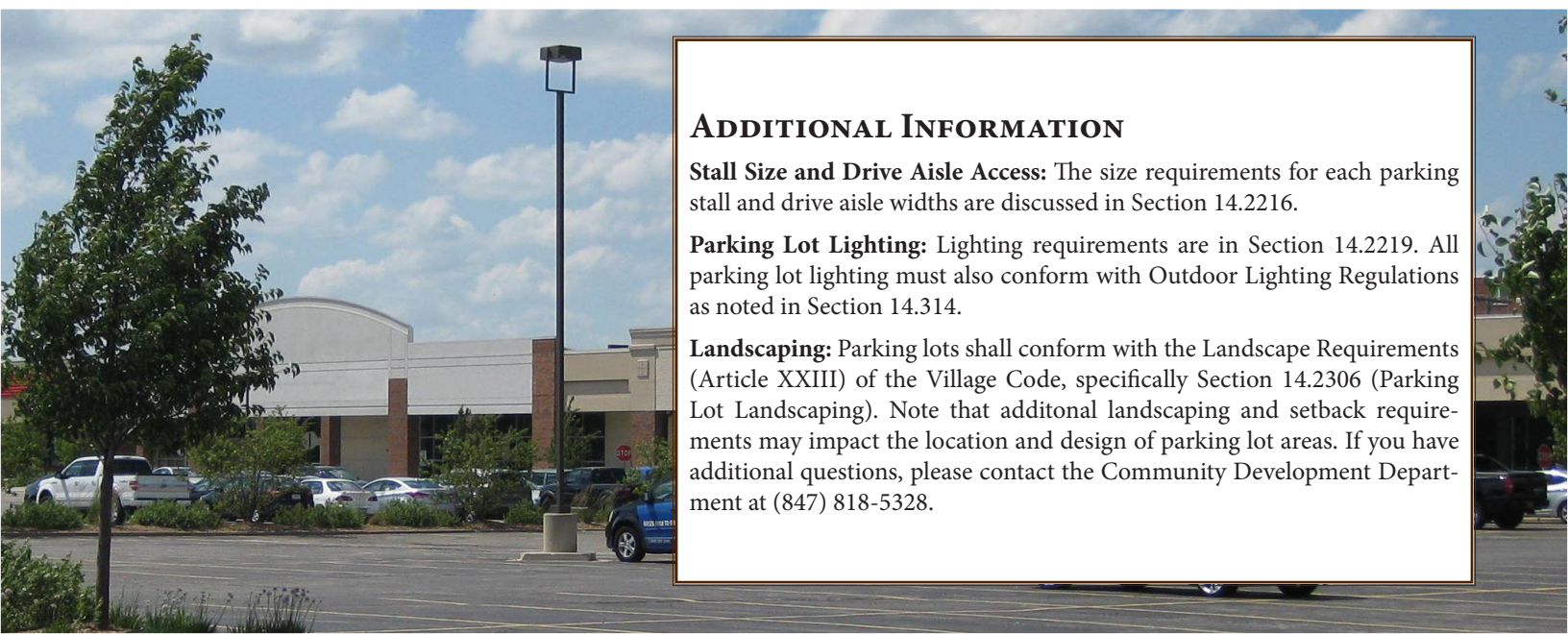
USE	PARKING REQUIREMENT
<b>Office And Institutional:</b>	
Offices: financial, civic, business, and professional	4 spaces per 1,000 square feet of gross floor area
Offices: medical/dental	5 spaces per 1,000 square feet of gross floor area
Banking facility	3 spaces per 1,000 square feet gross floor area plus 4 stacking spaces for each window
Hospital/sanitarium	2 spaces per 1,000 square feet of gross floor area or 1.2 spaces per bed, whichever is greater
Religious institution	1 space per 3 worshipers
<b>Educational:</b>	
Daycare center/nursery	1 space per employee plus 1 space for each 10 licensed capacity slots
K - 8th grades	1 space per employee plus 8 spaces for visitors
Senior high school	1 space per employee plus 1 space per 8 students
College/university	1 space per 2 employees plus 1 space per 4 students based on maximum capacity
<b>Public And Semipublic Uses:</b>	
Library	2 spaces per 1,000 square feet gross floor area
<b>Cultural and entertainment:</b>	
Amusement establishments	1 space per 3 persons capacity plus 1 space per employee
Arena/stadium	1 space per 4 seats plus 1 space per 2 employees
Bowling alley	5 spaces per lane
Club/lodge	4 spaces per 1,000 square feet of gross floor area
Cultural institutions and museums	3.5 spaces per 1,000 square feet of gross floor area
Golf course	60 spaces per 9 holes plus 1 space per 2 employees
Gym/health club	5 spaces per 1,000 square feet of gross floor area
Swimming pool	13 spaces per 1,000 square feet of pool area
Tennis club	2 spaces per court
Theater	1 space per 4 seats
<b>Industrial:</b>	
Manufacturing, research and development, utility	1 space per 1.5 employees plus 1 space per company vehicle. (Office space calculated separately.)
Warehouse	1 space per 1,500 square feet of gross floor area
Waste handling and recycling	1 space per 1,500 square feet of gross floor area

### ADDITIONAL INFORMATION

**Stall Size and Drive Aisle Access:** The size requirements for each parking stall and drive aisle widths are discussed in Section 14.2216.

**Parking Lot Lighting:** Lighting requirements are in Section 14.2219. All parking lot lighting must also conform with Outdoor Lighting Regulations as noted in Section 14.314.

**Landscaping:** Parking lots shall conform with the Landscape Requirements (Article XXIII) of the Village Code, specifically Section 14.2306 (Parking Lot Landscaping). Note that additional landscaping and setback requirements may impact the location and design of parking lot areas. If you have additional questions, please contact the Community Development Department at (847) 818-5328.



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**B5C CENTRAL COMMERCIAL DISTRICT  
 PARKING REQUIREMENTS**

In the B-5 Central Commercial District and the B-5C Central Commercial Core District, for the purpose of allowing existing conditions to continue, additional off street parking is not required at locations where limited parking or no parking is currently provided. Uses which are similar to those in operation at the time the Village’s parking regulations were adopted are not required to add additional parking. However, in areas where new construction or major rehabilitation (50 percent or more), or a change in use which warrants additional parking, spaces shall be provided as follows:

USE	B5C PARKING REQUIREMENT (SECTION 14.2224.1)
Drive-in/drive-up facility	4 stacking spaces for each window plus those required for the principal use
Library	2 spaces per 1,000 square feet of gross floor area
Multi-family dwellings:	
Efficiency and 1 bedroom	1 space per unit
2 bedroom	1.5 spaces per unit
3 bedroom	2 spaces per unit
Office	4 spaces per 1,000 square feet in excess of 2,500 square feet of floor area
Retail	4 spaces per 1,000 square feet in excess of 2,500 square feet of floor area
Office-medical	5 spaces per 1,000 square feet in excess of 2,500 square feet of floor area
Restaurant, sit down	4 per 1,000 square feet in excess of 2,500 square feet of floor area
Other uses	Uses not listed in the above schedule of parking requirements for the B-5 zoning district, parking spaces shall be provided at 50 percent in number as required elsewhere



**ACCESSIBLE PARKING REQUIREMENTS (SECTION 14.2211)**

Accessible parking spaces shall be provided in compliance with the Illinois Accessibility Code, and all additional governing codes and applicable laws.

**Size:** Each accessible parking stall shall measure sixteen feet (16’) wide, consisting of an eight foot (8’) wide parking space and an adjacent eight foot (8’) wide diagonally striped access aisle. Adjacent accessible parking spaces cannot share access aisles. The standard length of accessible parking stalls shall be the same as all other parking stalls.

**Signs:** A U.S. Department of Transportation R7-8 (Reserved Parking) and a R7-1101 (\$250 fine) sign must be mounted on a permanent post no lower than five feet from the pavement. The post must be mounted in the center of the 16-foot wide accessible parking space and no more than five feet from the front of the parking space.

**Number:** All parking lots shall provide a number of accessible parking stalls as noted in the table to the right:

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