

ARTICLE XXX
Parking

§ 180.104. Minimum required automobile parking spaces. [Amended 7-2-69 by Ord. No. 464; 1-21-76 by Ord. No. 537]

180.104.1. **[Amended 3-19-80 by Ord. No. 605; 3-16-83 by Ord. No. 659; 10-2-85 by Ord. No. 700; 9-15-99 by Ord. No. 903]** There shall be provided at the time of erection of any main STRUCTURE or at the time any main STRUCTURE is enlarged or increased in capacity minimum off-STREET automobile parking spaces including the required number of PARKING STALLS plus not less than fifty percent (50%) in total area for adequate provision of ingress, egress and general circulation. All off-STREET parking spaces shall be paved with an all-weather, dust free surface and all off-STREET parking shall be limited to paved areas. Such provision shall be made in all districts for each separate use as follows:

180.104.1.1. DWELLING: two (2) paved PARKING STALLS, one (1) of which shall be enclosed.

180.104.1.2. Townhouses: two (2) paved PARKING STALLS, one (1) of which shall be enclosed, for each DWELLING UNIT. In addition, there shall be provided one (1) additional off-STREET paved PARKING STALL for each four (4) units.

180.104.1.3. CHURCH, school: one (1) PARKING STALL for each five (5) seats provided in the sanctuary or principal place of worship or in the school auditorium.

180.104.1.4. Apartment house or multiple DWELLING: one and one-half (1/2) PARKING STALLS, one (1) of which shall be enclosed, for each DWELLING UNIT.

180.104.1.5. Funeral home or mortuary: ten (10) PARKING STALLS for each reposing room, but not less than twenty-four (24).

180.104.1.6. Golf course: one (1) PARKING STALL for each five hundred (500) square feet of floor area of clubhouse.

180.104.1.7. Retail business: one (1) PARKING STALL for each one hundred fifty (150) square feet of floor area.

180.104.1.8. Wholesale business: one (1) PARKING STALL for each five hundred (500) square feet of floor area.

180.104.1.9. Restaurant: one (1) PARKING STALL for each fifty (50) square feet of floor area.

180.104.1.10. Bank, professional or business office: one (1) PARKING STALL for each three hundred (300) square feet of floor area.

180.104.1.11. Automobile sales, nursery: one (1) PARKING STALL for each five hundred (500) square feet of business LOT area.

180.104.1.12. AUTOMOBILE SERVICE STATION: one (1) PARKING STALL for every three hundred (300) square feet of floor area.

180.104.1.13. Health club: one (1) PARKING STALL for each one hundred fifty (150) square feet of floor area.

180.104.1.14. Nursing and Convalescent Homes - One parking stall for every 1.75 beds. **[Added 4-17-96 by Ord. No. 851]**

180.104.2. For the purpose of this Article, "floor area" shall mean the gross floor area used or intended to be used for service to the people as customers, clients or tenants, including areas occupied by fixtures and equipment used for sale or display of merchandise. It does not mean areas used principally for nonpublic purposes, such as storage areas in retail establishments.

180.104.3. When necessary to lessen congestion or secure safety from fire, panic and other dangers, COUNCIL may, at the request of the COMMISSION, require that these minimum requirements be increased to a maximum of one hundred fifty percent (150%).

§ 180.105. TRUCK or trailer parking. [Amended 1-19-72 by Ord. No. 486; 2-15-84 by Ord. No. 679; 8-19-92 by Ord. No. 786]

180.105.1. Except for loading or unloading of transient delivery, TRUCK parking in all R Residential Districts is limited to double-wheel, single-axle TRUCKS having a maximum registered gross weight of eleven thousand (11,000) pounds and classified as Class 4 by the Commonwealth of Pennsylvania, Department of Transportation. Such parking shall be limited to the REAR YARD or inside a garage, as defined in this chapter. All TRUCKS so parked must bear a current inspection sticker by the Commonwealth of Pennsylvania. In Districts C-1, C-2, C2-S, C-3, C-4 and C4-5, TRUCK parking is permitted only for vehicles incidental to the operation of business.

180.105.2. Except for loading or unloading of transient delivery, trailer parking is prohibited in all R Residential Districts except in the REAR YARD, not visible from the STREET, or inside a garage, as defined in this chapter. Trailer parking in commercial districts is permitted only for vehicles incident to the operation of business.

§ 180.106. Continuance of facilities.

Whenever an occupancy permit has been issued and the plans so approved contain automobile parking and LOADING SPACE provisions, the subsequent use of such property

shall be conditional upon the continuance and availability of the parking and LOADING SPACE provisions contained in such plans. Any other use of such property shall be a violation of this Article. Should the owner or occupant of any STRUCTURE as to which an occupancy permit has been issued containing automobile parking or LOADING SPACE requirements so change the uses to which such STRUCTURE is put as to increase automobile parking or LOADING SPACE requirements under this Article, it shall be unlawful and a violation of this chapter to begin or maintain such altered use until such time as the increased automobile parking or loading provisions of this Article are complied with and an amended certificate of occupancy is obtained from the ADMINISTRATOR. Existing off-STREET parking and loading facilities provided at the effective date of this chapter and actually being used at that date for the parking of automobiles or as LOADING SPACE in connection with the operation of an existing STRUCTURE or use, or off-STREET parking and loading facilities provided after the effective date of this chapter for the parking of automobiles or as LOADING SPACE in connection with the operation of a STRUCTURE or use existing at the effective date of this chapter, shall not be reduced to an amount less than that required by this chapter for a similar new STRUCTURE or new use.

180.106.1. ***[Added 09-15-99 by Ord. No. 903]*** A permit from the Borough Code Enforcement Officer is required prior to expansion of existing or creation of new parking surfaces. All parking surfaces shall be constructed in accordance with the following:

The new parking surface shall be a paved surface constructed from paving materials such as concrete, asphalt, brick or block.

Expansion of existing parking surfaces shall be prepared to match the paving material of the existing prepared surface and shall abut the existing paved surface.

The residential access shall be a single curb cut and shall not have a width greater than twenty-four feet (24').

In the case of a residential governor's drive, one (1) additional access may be established that is not greater in width than 12 feet (12'), and the two accesses shall be connected with a continuous pavement.

The parking surface shall not interfere with the free and safe flow of traffic on any public street, and if parallel to the road, shall be accessed by way of existing driveway so that on-street parking is not affected.

The ingress and egress of the parking surface shall conform to sight distance requirements.

The residential parking surface shall comply with all other Borough and State requirements.

§ 180.107. RECREATIONAL VEHICLE parking. *[Added 1-19-72 by Ord. No. 486]*

180.107.1. RECREATIONAL VEHICLES may be parked in a garage, as defined in this chapter, in any district.

180.107.2. **[Amended 6-18-86 by Ord. No. 709]** RECREATIONAL VEHICLES may not be parked in an open space in any residential district except as follows:

180.107.2.1. The RECREATIONAL VEHICLE must be licensed and bear a current inspection sticker issued by the Commonwealth of Pennsylvania if one is required of the vehicle for highway use.

180.107.2.2. The parking of RECREATIONAL VEHICLES is permitted at the front of a DWELLING once in any seven-day period for a maximum of seventy-two (72) hours prior to or following use. All other parking shall be limited to the REAR YARD only and shall not be closer than seven and one-half (7 1/2) feet to any side or rear property line, except where such property line abuts the STREET, in which event the RECREATIONAL VEHICLE when parked shall not extend beyond the BUILDING lines of the LOT. Where no BUILDING line has been established on the side or rear abutting STREET, the RECREATIONAL VEHICLE shall not be parked closer than thirty-five (35) feet to the curblines of the abutting STREET. **[Amended 10-4-89 by Ord. No. 747]**

180.107.2.3. RECREATIONAL VEHICLES shall not be used as temporary or permanent DWELLINGS.

180.107.2.4. No more than one (1) recreational vehicle shall be parked on a LOT at any given time.