

1 **Section 10: Skagit County Code Section 14.16.800 is hereby amended to read**
2 **as follows:**

3
4 **14.16.800 Parking.**

- 5 (1) General Requirements. Off-street parking in conjunction with all land and
6 building uses established after the enactment of this Ordinance shall be provided
7 prior to the issuance of a certificate of occupancy as herein prescribed.
- 8 (a) Off-street parking for other than residential use shall be either on the same
9 lot or within 200 feet of the building it is intended to serve, except for
10 those cases where parking plans have been developed for a specific area.
- 11 (b) Residential off-street parking space shall consist of a driveway or garage
12 or a combination thereof, and shall be located on the lot they are intended
13 to serve.
- 14 (c) In uses not specifically mentioned herein, off-street parking requirements
15 shall be determined by the Planning and Permit Center based on the
16 anticipated parking demand.
- 17 (d) An Applicant may request a modification of the minimum required
18 number of parking spaces by demonstrating that parking demand can be
19 met with a reduced parking requirement. In such cases, the
20 Administrative Official may approve a reduction of up to 50% of the
21 minimum required number of spaces as an administrative decision. In
22 areas where few cars are anticipated (such as saltwater islands not served
23 by ferry), the parking requirement may be eliminated.
- 24 (e) Any area or number of parking spaces once designated as required off-
25 street parking shall not be reduced to less than the required number of
26 spaces for a similar new building or new use, nor changed to any other use
27 unless and until equal parking facilities are provided elsewhere which
28 conform to the requirements of this Section.
- 29 (f) 2 or more buildings or uses may collectively provide the required off-
30 street parking, in which case, the required number of parking spaces shall
31 not be less than the sum of the requirements for the several individual uses
32 computed separately. If the uses, structures, or parcels are under separate
33 ownership, a deed, lease, contract or other appropriate written document
34 must evidence the right to joint use of the parking space.
- 35 (g) Minimum size for a parking space shall be 8½ feet by 17 feet.
- 36 (h) Handicapped parking spaces shall be designated and constructed in
37 accordance with WAC 51.30, §1107 and § 1108.

1 (2) Number of Spaces Required. The minimum number of off-street parking shall be
 2 determined in accordance with the following table:
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USE	MINIMUM NUMBER OF SPACES REQUIRED
1. Single-Family Dwelling Unit Detached/Attached	2 per Unit
2. Single-Family Dwelling Unit Detached/Attached with Accessory Dwelling Unit	3 total for combination of main Unit and Accessory Dwelling Unit
3. Two-Family Dwelling Units (Duplex)	2 per each dwelling unit
4. Townhome Dwelling Unit	2 per each dwelling unit
5. Bed and Breakfast	1 per Guest Room + 2 for Residence
6. Hotel/Motel	1 per Bedroom
7. Family Day Care Provider	2 per Facility
8. Day Care Center	2 per Facility + 1 per 20 Children
9. Art Galleries and Studios	1 per 1,000 square feet
10. Professional Offices/Services	1 per 300 square feet
11. Marinas	1 per Moorage Slip
12. Indoor Recreation/Cultural	1 per 300 square feet
13. Primary/Junior High Schools	1 per Classroom + 1 per 50 Students
14. High Schools	1 per Classroom + 1 per 10 Students
15. Retail Stores	1 per 300 square feet
16. Gasoline Service Stations (without retail stores)	5 + 1 per Service Bay
17. Restaurants	1 per 75 square feet in Dining or Lounge Areas
18. Manufacturing Uses	1 per 1,000 square feet
19. Warehousing	1 per 2,500 square feet

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