

CORPORATION OF THE TOWNSHIP OF ESQUIMALT

A BYLAW TO REQUIRE THE PROVISION OF OFF-STREET PARKING AND LOADING WITHIN THE CORPORATION OF THE TOWNSHIP OF ESQUIMALT

WHEREAS Council may pursuant to Section 525 of the *Local Government Act*, require owners and occupiers of any land, building, or structure to provide off-street parking and loading for the use, building or structure, including spaces for use by disabled persons;

NOW, THEREFORE THE MUNICIPAL COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF ESQUIMALT, in an open meeting assembled, enacts as follows:

PART 1 – TITLE AND ADMINISTRATION

1. CITATION

- (1) This Bylaw may be cited for all purposes as the “Parking Bylaw, 2023, No. 3089”.

2. DEFINITIONS

- (1) Words and phrases defined in the Zoning Bylaw, 1992, no.2050 shall have the same meaning in this Bylaw.
- (2) Words and phrases used in this Bylaw that are not included in this section or in the Zoning Bylaw shall have the meanings which are commonly assigned to them in the context in which they are used in the Bylaw.
- (3) In this Bylaw, unless otherwise stated, the following definitions shall apply:

“Arts and Cultural Facility” means a facility used for displaying, storing, restoring or the holding of events related to art, literature, music, history, performing arts, or science including, but not limited to an art gallery, archive, museum, theatre, or interpretive centre.

“Bicycle Parking Space” means an area of land or building used for Short-Term or Long-Term Bicycle Parking.

“Electric Vehicle Charger” means a complete assembly consisting of conductors, connectors, devices, apparatus, and fittings installed specifically for the purpose of power transfer and information exchange between a branch circuit and an electric vehicle.

“Electric Vehicle Energy Management System” means a system consisting of monitors, communications equipment, controllers, timers, and other applicable devices used to control electric vehicle charger loads through the process of connecting, disconnecting, increasing, or reducing electric power to the loads.

“Energized Electric Vehicle Outlet” means a connection point in an electrical wiring installation at which current is taken and a source of voltage is connected to supply utilization equipment for the specific purpose of charging an electric vehicle and provides a minimum Level 2 electric charging level as defined by SAE International’s J1772 standard.

"Level 2 Charging" means a Level 2 Electric Vehicle charging level as defined by SAE International's J1772 standard.

"Loading Area" means an area of a parcel or structure used for loading spaces and related access purposes.

"Loading Space" means space used only for the delivery of goods to and from a parcel or structure by motor vehicle.

"Long-Term Bicycle Parking" means a bicycle space primarily designed to provide secure parking for an extended period of time for employees or residents of the building.

"Minimum Charging Level" refers to the minimum charging level to be provided at each energized space or electric vehicle charger.

"Mobility Scooter" means a power-operated mobility aid similar to a wheelchair but configured with a flat area for the feet and handlebars for steering.

"Off-Street Parking" means all vehicle, bicycle, mobility scooter, and electric vehicle parking spaces, facilities, and structures not located on a highway.

"Oversized Bicycle" means larger, non-standard bicycles such as cargo bikes, bicycles with trailers, recumbent bicycles, and other larger bicycles.

"Parking Area" means an area of a parcel or structure used for parking motor vehicles and related access purposes.

"Parking Space" means a space marked out in a parking area and used only for the parking of motor vehicles.

"Persons with Disabilities" means a person who has a loss, or a reduction, of functional ability and activity and includes a person in a wheelchair and a person with a sensory disability.

"Short-Term Bicycle Parking" means a bicycle space primarily designed to provide short-term parking for persons who are not residents or employees of the building.

"Van Accessible Parking Space" means a parking space for Persons with Disabilities designed and installed for larger vehicles, such as wheelchair-accessible vans, in accordance with the specifications and dimensions in Part 4, Section 22.

PART 2 – APPLICATION, COMPLIANCE, AND SEVERABILITY

3. APPLICATION

- (1) Owners of any land, building, or structure within the Township of Esquimalt shall provide and maintain vehicle parking, loading spaces, bicycle parking, mobility scooter parking, and electric vehicle charging infrastructure in accordance with the requirements of this Bylaw.
- (2) If land or a building or structure is used other than for a use specifically listed in this Bylaw, the off-street parking and loading requirements for that use shall be determined by reference to the most similar use that is specifically listed.
- (3) All required off-street parking and loading spaces shall be located entirely within the same lot as the building, structure, or use for which they are intended to serve.

- (4) Notwithstanding Section 3(1), up to 40% of the off-street parking as required by this bylaw, may be located on adjacent parcels provided that:
 - a. The spaces are built and are accessible at specified times in accordance with the standards of this bylaw.
 - b. The spaces are within 200m of the parcel for which they are required.
 - c. The continued use of parking spaces is ensured through the registration of a covenant, easement, or land use contract in favour of the benefiting party and which cannot be extinguished without the approval of the Municipality.
- (5) Parking, loading, and storage of vehicles is not permitted within any required landscaped area.

4. EXISTING USES

- (1) The regulations contained within this Bylaw shall not apply to buildings, structures, or uses existing at the time of adoption of this Bylaw, except:
 - a. Where any building, structure or lot undergoes a change of use that results in an increase in the off-street parking requirement beyond 20% of the required parking prior to the change of use, off-street parking shall be increased to equal or exceed the requirements of this Bylaw.

5. CALCULATION OF OFF-STREET PARKING REQUIREMENTS

- (1) When the calculation of off-street parking and loading requirements results in a fractional figure, it shall be rounded upward to the nearest whole number.
- (2) In the case of different uses on the same lot, the total off-street parking requirements shall be the sum of the uses calculated separately.

6. COMPLIANCE

- (1) The owners and occupiers of any land, building, or structure shall provide parking spaces and loading spaces for each use, building, or structure in accordance with this Bylaw.
- (2) No building or structure shall be constructed, reconstructed, moved, or extended until off-street parking and loading requirements are met in accordance with this Bylaw.
- (3) The use of any land, building, or structure may not be altered to any other use requiring a greater number of off-street parking or loading spaces than were required for the use in existence when this Bylaw came into force, until the spaces required by this Bylaw are provided.

7. SEVERABILITY

- (1) Any section or lesser portion of this Bylaw which is held to be invalid by a Court may be severed from the balance of this Bylaw without affecting the validity of the remaining portions of this Bylaw.

PART 3 – ADMINISTRATION AND ENFORCEMENT**8. ADMINISTRATION**

- (1) The Township’s Director of Development Services, Director of Engineering and Public Works, and Bylaw Enforcement Officers, and their respective designates may administer and enforce this Bylaw, as may other officers, employees and agents appointed by Council from time to time.
- (2) Persons appointed under Section 8(1) may enter any property subject to this Bylaw at all reasonable times for the purpose of ascertaining whether this Bylaw is being observed.

9. OFFENCE AND PENALTY

- (1) A person who contravenes, violates or fails to comply with any provision of this Bylaw, or who suffers or permits any act or thing to be done in contravention or violation of this Bylaw, or who fails to do anything required by this Bylaw, commits an offence and shall be liable upon conviction of a fine of not more than \$10,000 (Ten Thousand Dollars) and subject to any other penalty or order imposed or remedies available to the Township pursuant to the Community Charter, SBC, 2003, c. 26, as amended from time to time, and the Offence Act, RSBC, 1996, c. 338, as amended from time to time.
- (2) Where an offence under this Bylaw is of a continuing nature, each day that the offence continues or is permitted to continue shall constitute a separate offence.
- (3) This Bylaw may be enforced pursuant to the Bylaw Notice Enforcement Bylaw, 2014, No. 2839, as amended from time to time, and the Ticket Information Utilization Bylaw, 2005, No. 2619, as amended from time to time.

10. OBSTRUCTION

- (1) No person shall prevent or obstruct any official appointed under Section 8(1) from carrying out their powers or duties under this Bylaw.

PART 4 – VEHICLE PARKING REQUIREMENTS**11. VEHICLE PARKING SUPPLY**

- (1) The minimum number of required vehicle parking spaces shall be calculated in accordance with **Table 1**.
- (2) For the purposes of minimum vehicle parking requirements, the “Frequent Transit Area” area refers to any lot entirely or partially within those areas defined in **Figure 1**. Areas outside of the “Frequent Transit Area” are defined as “All Other Areas.”

TABLE 1. MINIMUM VEHICLE PARKING SUPPLY REQUIREMENTS

Use	Parking Requirement	
	Frequent Transit Area	All Other Areas
Residential		
Dwelling - Single Family	1 per dwelling unit	
Secondary Suite and Detached Accessory Dwelling Unit	1 per dwelling unit	
Dwelling – Two Family	1 per dwelling unit	
Dwelling - Townhouse	1.25 per dwelling unit	1.5 per dwelling unit
Dwelling - Multiple Family	0.75 per studio dwelling unit	0.9 per studio dwelling unit
	0.9 per one-bedroom dwelling unit	1.1 per one-bedroom dwelling unit
	1.15 per dwelling unit greater than one bedroom	1.3 per two-bedroom dwelling unit
		1.5 per dwelling unit greater than two bedrooms
Dwelling - Multiple Family (Affordable)	0.5 per studio dwelling unit	
	0.75 per one-bedroom dwelling unit	
	1 per dwelling unit greater than one bedroom	
Congregate Care Senior Citizens' Apartment	0.3 per dwelling unit	0.5 per dwelling unit
Community Care Facility	0.25 per dwelling or sleeping unit	
Recovery Home	0.1 per dwelling or sleeping unit	
Liveaboard and Floating Home	1 per dwelling unit	
Commercial		
Business and Professional Office	1 per 45 sq. m of gross floor area	1 per 35 sq. m of gross floor area
Convenience Store	1 per 40 sq. m of gross floor area with a minimum of 3 spaces	1 per 35 sq. m of gross floor area with a minimum of 4 spaces
Entertainment	1 per 20 sq. m of gross floor area	1 per 15 sq. m of gross floor area
Financial Institution	1 per 45 sq. m of gross floor area	1 per 30 sq. m of gross floor area

Use	Parking Requirement	
	Frequent Transit Area	All Other Areas
Golf Course	4 per golf hole	
Home Occupation	1 per business in addition to the requirement for residential parking	
Hotel, Motel, Bed and Breakfast, and Tourist Accommodation	1 per rental unit	
Medical Office	1 per 37.5 sq. m of gross floor area	1 per 30 sq. m of gross floor area
Other Commercial	1 per 35 sq. m of gross floor area	1 per 30 sq. m of gross floor area
Personal Service Establishment	1 per 37.5 sq. m of gross floor area	1 per 30 sq. m of gross floor area
Restaurant, Licensed Liquor Establishment, and Liquor Lounge Tasting Room	1 per 20 sq. m of gross floor area	1 per 20 sq. m of gross floor area
Service Station, including automobile repair, servicing and body shops, and car wash	1 per 35 sq. m of gross floor area	
Retail Store and Liquor Store	Less than 700 sq. m of gross floor area: 1 per 40 sq. m of gross floor area	Less than 700 sq. m of gross floor area: 1 per 35 sq. m of gross floor area
	Over 700 sq. m: 1 per 45 sq. m of gross floor area	Greater than 700 sq. m of gross floor area: 1 per 40 sq. m of gross floor area
Boat Rental and Passenger Charter	1 per 2 berths	
Boat Moorage Facility	1 per 4 berths	

Industrial

Beverage Manufacturer	1 per 100 sq. m of gross floor area
Wholesaling and Wholesale Distribution	1 per 75 sq. m of gross floor area
Warehousing and Storage	1 per 250 sq. m of gross floor area
Manufacturing	1 per 100 sq. m of gross floor area
Repair Shop (other than automobile repair, servicing and body shop)	1 per 100 sq. m of gross floor area

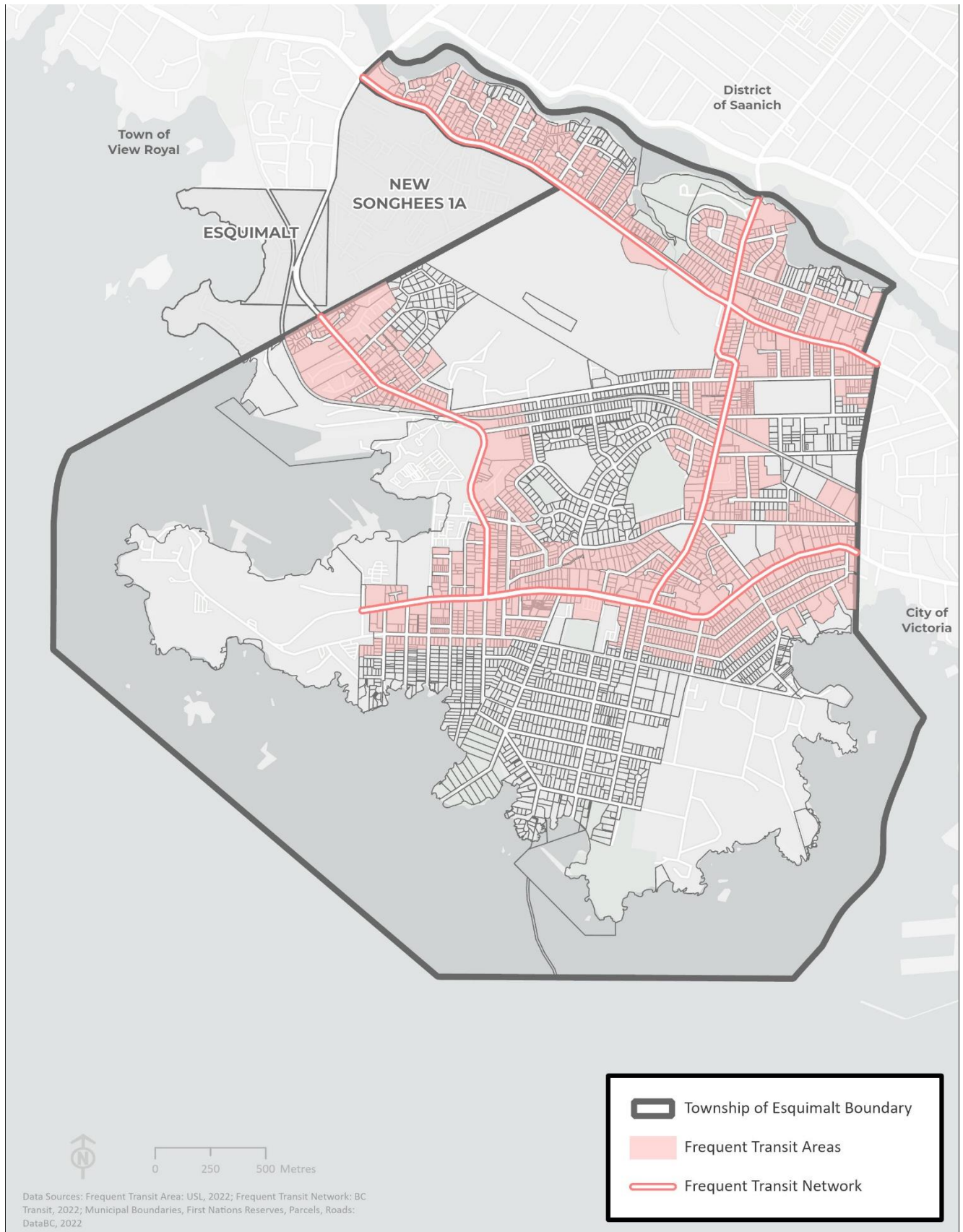
Public Institutional, Cultural, and Recreational

Arts and Cultural Facility (including library and museum)	1 per 40 sq. m of gross floor area
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Use	Parking Requirement	
	Frequent Transit Area	All Other Areas
Assembly Use	1 per 20 sq. m of gross floor area used for assembly	
Group Children's Day Care Centre	1 per 5 children permitted as licensed under the <i>Community Care and Assisted Living Act</i>	
Hospital	1 per 65 sq. m of gross floor area	
Post-secondary Institution	1 per 50 sq. m of gross floor area	
Recreation Centre	1 per 20 sq. m of gross floor area	
School, Elementary and Middle	1 per 130 sq. m of gross floor area	
School, Secondary	1 per 80 sq. m of gross floor area	

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FIGURE 1. "FREQUENT TRANSIT AREAS" ELIGIBLE FOR REDUCED PARKING REQUIREMENTS



12. ELECTRIC VEHICLE PARKING

- (1) The minimum number of required energized electric vehicle outlets and electric vehicle chargers shall be calculated in accordance with **Table 2**.
- (2) Energized electric vehicle outlets shall be labelled for their intended use for electric vehicle charging only.
- (3) Energized electric vehicle outlets shall not be placed within the minimum vehicle parking space dimensions or drive aisles as identified in this Bylaw.
- (4) An energized electric vehicle outlet shall be assigned to an individual vehicle parking space and shall be located no further than 3.0m from that stall.
- (5) Where an electric vehicle energy management system is provided to fulfil the requirements of this bylaw, the electric vehicle energy management system must meet the requirements set out in Schedule A of this Bylaw.
- (6) Where L2 is specified in **Table 2** as the minimum charging level, an electric vehicle energy management system is not permitted.
- (7) Where L2M is specified in **Table 2** as the minimum charging level, an electric vehicle energy management system is permitted but is not required.

TABLE 2. MINIMUM ELECTRIC VEHICLE CHARGING INFRASTRUCTURE SUPPLY REQUIREMENTS

Use	EV Charging Infrastructure Requirements		
	Minimum Energized Electric Vehicle Outlets	EV Chargers Installed	Minimum Charging Level
Residential			
Dwelling - Single Family	100% OR 1 space	0	L2
Dwelling - Two Family	100% OR 1 space		L2M
Dwelling - Multiple Family and Dwelling - Townhouse	100%		
Detached Accessory Dwelling Unit	100%		
Congregate Care Senior Citizens' Apartment	100%		
Community Care Facility	50%		
Floathome and Liveaboard	100%		
Commercial			
Office	10%	1	L2M
All other commercial	20%		L2
Industrial			
All Industrial uses	10%	1	L2

Public Institutional, Cultural, and Recreational			
Hospital	10%	1	L2M
School	10%		
All other Public Institutional, Cultural, and Recreational uses	10%		L2

General
Where one or more parking spaces for Persons with Disabilities are required, at least 50% of the parking spaces for Persons with Disabilities shall feature Level 2 Charging (or higher) and 100% of parking spaces for Persons with Disabilities shall have access to an energized electric vehicle outlet.

13. TRANSPORTATION DEMAND MANAGEMENT

- (1) Where any of the criteria listed in **Table 3** are met in a Dwelling - Multiple Family, Commercial, or Industrial building, or as specified in the table, vehicle parking requirements in **Table 1** may be reduced by the number of spaces indicated in **Table 3**.
- (2) All on-site carshare vehicles shall be located outside of secure parking facilities, with a preference for surface parking areas that are easily accessed by the public.
- (3) All vehicle parking supply reductions resulting from the provision of transportation demand management measures will be evaluated at the discretion of the Director of Development Services.

TABLE 3. PARKING REDUCTIONS FOR TRANSPORTATION DEMAND MANAGEMENT INTEGRATION

Transportation Demand Management Strategy	Parking Reduction
Provision of an on-site carshare vehicle, dedicated parking stall, and carshare memberships for all units for a minimum of 2 years (only applicable to multi-family residential development).	Up to 4 parking spaces
Installation or improvement of a transit stop (shelter, bench, and garbage can) on the property frontage or within 200m of the site.	Up to 2 parking spaces
Provision of a BC Transit EcoPASS, or similar transit pass program, to all residents for a minimum of 1 year.	Up to 2 parking spaces
Provision of a minimum of 2 shared bicycles for use by all residents or employees.	Up to 2 parking spaces
Implementation of TDM programs to the satisfaction of the Director of Development Services.	Up to 1 parking space

14. SMALL CAR PARKING SUPPLY

- (1) A maximum of 50% of the total required parking spaces may be designed for small cars.

15. VEHICLE PARKING SUPPLY FOR PERSONS WITH DISABILITIES

- (1) For Congregate Care Senior Citizens’ Apartment and Community Care Facility uses, 15% of all required vehicle parking spaces shall be provided as parking for Persons with Disabilities.
- (2) For Hospital, Medical Office, and Recreation Centre uses, 10% of all required vehicle parking spaces shall be provided as parking for Persons with Disabilities.
- (3) For all other uses, the minimum number of required parking for Persons with Disabilities shall be calculated in accordance with **Table 4**.
- (4) All required parking for Persons with Disabilities shall meet the design requirements for parking spaces for Persons with Disabilities, except:
 - a. The first required parking space for Persons with Disabilities shall meet the design requirements for both parking spaces for Persons with Disabilities and Van Accessible Parking Spaces.
 - b. Where three or more parking spaces for Persons with Disabilities are required, one shall be provided as a Van Accessible Parking Space.

TABLE 4. PARKING SPACE FOR PERSONS WITH DISABILITIES SUPPLY REQUIREMENTS

Total Vehicle Parking Supply Required	Parking Space for Persons with Disabilities Supply Required
0-10 spaces	0 spaces
11-20 spaces	1 space
21-50 spaces	2 spaces
51+ spaces	One additional parking space for Persons with Disabilities for each additional 50 total parking spaces required

16. VISITOR PARKING

- (1) For Dwelling - Townhouse and Dwelling - Multiple Family uses, visitor parking shall be provided at a rate of 0.15 spaces per dwelling unit in addition to the minimum vehicle parking requirement identified in **Table 1**.
- (2) In a mixed residential and commercial development, required visitor parking spaces may be assigned to commercial use but shall not comprise more than 20% of the spaces required for the commercial use.
- (3) Visitor parking spaces shall be clearly marked “VISITOR” on the parking surface or a sign stating that the parking space is for visitor purposes only.

17. PARKING DESIGN AND LAYOUT

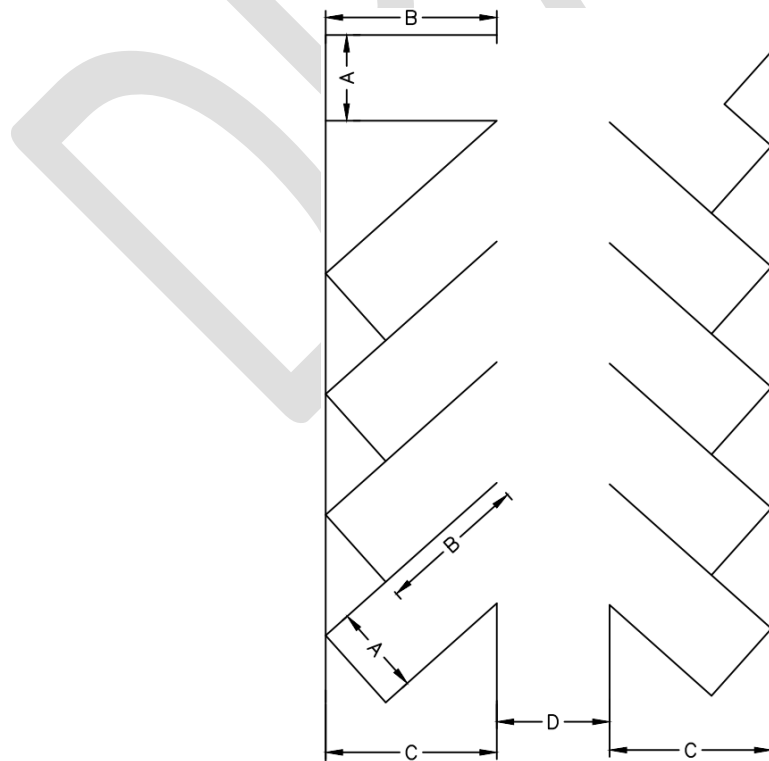
- (1) Vehicle parking space and aisle dimensions shall be in accordance with the standards outlined in **Table 5**.
- (2) Where a parking space in an off-street parking facility abuts an obstruction that prevents the opening of a vehicle door, including but not limited to a wall, column, fence, curb, or property line, the parking space shall:

- a. Include an additional 0.3m in width where it abuts an obstruction on one side.
 - b. Include an additional 0.6m in width where it abuts an obstruction on both sides.
- (3) In a mixed residential and commercial development, parking spaces for residential dwelling units shall be separate from those provided for other uses and shall have a sign stating that the parking space is for residential purposes only.
- (4) Parking Spaces in Residential zones shall be located no closer to the front lot line than the front face of the principal building.
- (5) Section 17(4) shall not apply to Dwelling – Single Family or Dwelling – Two Family uses built prior to September 16, 1957.
- (6) Section 17(4) shall not apply to Detached Accessory Dwelling Units, which may be provided in tandem (stacked) with the principal unit’s parking space.

TABLE 5. VEHICLE PARKING SPACE AND AISLE DIMENSION REQUIREMENTS
(MEASUREMENTS IDENTIFIED IN DIAGRAM BELOW)

Parking Angle	Parking Space / Aisle Dimensions			
	Width (A)	Length (B)	Depth to Curb (C)	Aisle Width (D)
0°	2.6m	6.7m	2.6m	3.7m (one-way)
30°	2.6m	5.5m	5.2m	3.7m (one-way)
45°	2.6m	5.5m	5.7m	3.7m (one-way)
60°	2.6m	5.5m	6.0m	6.1m (two-way)
90°	2.6m	5.5m	5.5m	7.0m (two-way)*

*The minimum width for an aisle accessing only one bank of parking shall be 6.75m.



18. SURFACE MATERIAL & GRADING

- (1) Each parking space and manoeuvring aisle in all parking areas shall be surfaced with asphalt, concrete, paving blocks, or other durable dust-free material.
 - a. Any other durable dust-free material must be accompanied by a 2.0m concrete or asphalt apron separating the material from the property line.
- (2) Each parking area shall be designed and constructed in accordance with accepted engineering practices, with ramp grades not exceeding 15% gradient, and parking areas not exceeding 8% gradient.
- (3) Parking areas shall be graded to prevent surface drainage from being directed to adjacent lands and shall be drained to a municipal storm drainage system or on-site engineered stormwater facility.

19. LANDSCAPING

- (1) Where 10 or more vehicle parking spaces are required and parking is provided in a surface parking area, a minimum of 5% of the parking area shall be landscaped area consisting of grass, plants, trees, or stormwater management facilities.
- (2) Where a vehicle parking area is located adjacent to a highway, the parking area shall include a soft landscaped area of a minimum of 2.0m in width between the parking area and the highway boundary.
- (3) Parking, loading and storage of vehicles is not permitted within any required landscaped area.

20. PEDESTRIAN FACILITIES

- (1) A pedestrian walkway shall be installed over the length of any surface parking area providing direct access to the primary building entrance.
 - a. For all commercial land uses.
 - b. For all other uses, where 10 or more vehicle parking spaces are required.
- (2) Where 60 or more vehicle parking spaces are required, a pedestrian walkway shall be installed over the length of the parking area providing direct access to the primary building entrance and with raised crosswalks at intersections with streets and parking drive aisles.
- (3) Any vehicle parking spaces abutting a pedestrian walkway shall include a physical barrier that prevents a vehicle from protruding into the pedestrian walkway.

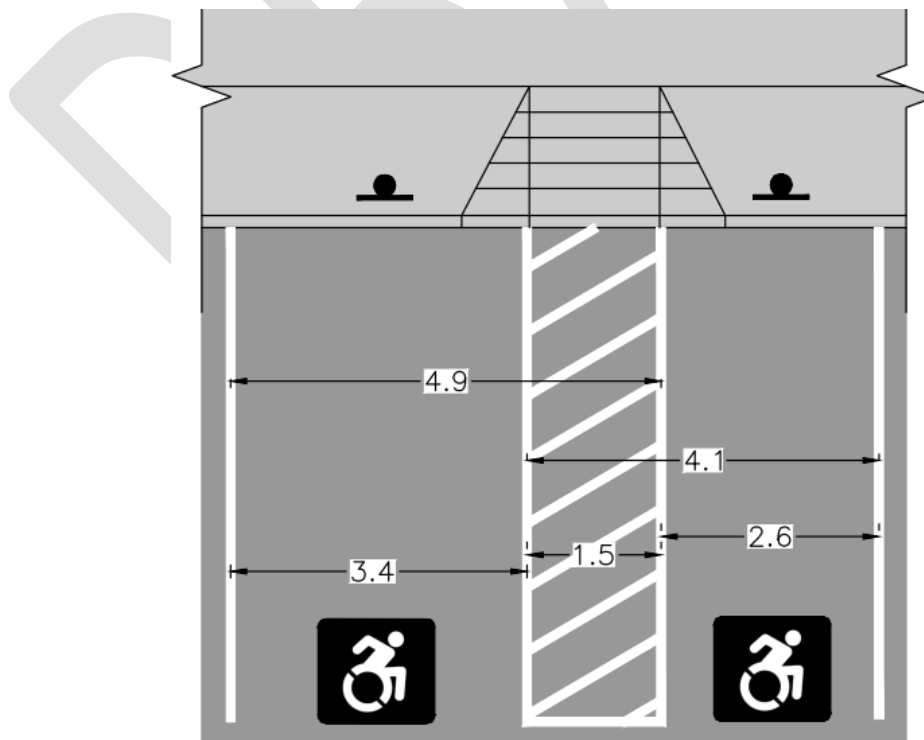
21. SMALL CAR PARKING SPACE DESIGN

- (1) Small car parking spaces may be reduced in depth for 90-degree parking spaces from 5.5m to 4.5m.
 - a. Small car parking spaces provided at any other angles must be determined to be suitable by a qualified professional.
- (2) Small car parking spaces shall include "SMALL CAR" on the parking surface or a sign stating that the parking space is for small cars.

22. PARKING SPACE FOR PERSONS WITH DISABILITIES DESIGN

- (1) Parking spaces for Persons with Disabilities shall be located closest to the accessible building entrance or site access point.
- (2) Parking spaces for Persons with Disabilities and aisle dimensions shall be in accordance with the standards outlined below and in **Figure 2**:
 - a. Parking spaces for Persons with Disabilities shall be a minimum 4.1m in width.
 - b. Van Accessible Parking Spaces shall be a minimum 4.9m in width.
 - c. All parking spaces for Persons with Disabilities shall maintain an adjacent access aisle of a minimum 1.5m in width marked with a diagonal hatched pavement marking.
 - d. Two adjacent parking spaces for Persons with Disabilities may share a single access aisle.
- (3) Where a parking space for Persons with Disabilities in a surface parking facility abuts an obstruction, including but not limited to a wall, column, fence, curb and property line, the parking space shall:
 - a. Include an additional 0.3m in width where it abuts an obstruction on one side.
 - b. Include an additional 0.6m in width where it abuts an obstruction on both sides.
- (4) Parking spaces for Persons with Disabilities must have a firm, stable, and slip-resistant surface.
- (5) Parking spaces for Persons with Disabilities, adjacent drive aisles, and key circulation corridors shall be level, with a maximum 5% slope in any direction.
- (6) Curb ramps shall be used on any curb between the parking space and the building entrance where needed to facilitate circulation between the parking surface level and sidewalk or walkway level.

FIGURE 2. PARKING SPACES FOR PERSONS WITH DISABILITIES DIMENSION REQUIREMENTS



PART 5 – LOADING SPACE REQUIREMENTS

23. LOADING SPACE SUPPLY

- (1) For Dwelling - Multiple Family, Commercial, Industrial, and Public Institutional, Cultural, and Recreational uses, or other similar use, loading spaces shall be supplied as specified in this Part.
- (2) The minimum number of required loading spaces shall be calculated in accordance with **Table 6**.

TABLE 6. OFF-STREET LOADING SPACE SUPPLY REQUIREMENTS

Use	Building Gross Floor Area (GFA)	Required Number of Loading Spaces
Commercial and Industrial uses	700 sq. m to 1,500 sq. m	1
	1,500 sq. m to 2,500 sq. m	2
	Each additional 2,500 sq. m	+1
Office and Public Institutional, Cultural, and Recreational uses	2,000 sq. m to 6,000 sq. m	1
	Each additional 3,000 sq. m	+1
Dwelling - Multiple Family uses	10 to 100 residential units	1
	Over 100 residential units	2

24. LOADING SPACE DESIGN AND LAYOUT

- (1) All required off-street loading areas shall provide loading spaces having minimum dimensions of 3.7m in width, 7.5m in length, and 4.25m in height.
- (2) For Dwelling - Multiple Family uses, the dimensions of a loading space shall conform to those of a conventional loading space outlined in **Table 5**, with signage indicating that the stall is dedicated for loading purposes.
- (3) Access to the loading spaces shall be so arranged that no backing or turning movements of vehicles going to and from the lot causes interference with traffic on the adjoining or abutting highways.
- (4) All loading spaces shall be located on the lot so that they do not interfere with adjacent vehicle parking, driveway aisles, or pedestrian walkways.
- (5) All loading spaces shall be screened from view from driveway entrances, parking areas, adjacent properties, and adjacent streets, except those loading spaces in Dwelling - Multiple Family and Industrial uses.

- (6) Loading spaces shall be of adequate size and with adequate access thereto, to accommodate the types of vehicles which will be loading and unloading.
- (7) All required off-street loading areas shall be clearly designated as loading areas.

PART 6 – BICYCLE AND MOBILITY SCOOTER PARKING REQUIREMENTS

25. BICYCLE AND MOBILITY SCOOTER PARKING SUPPLY

- (1) Short-term bicycle parking, long-term bicycle parking, and mobility scooter parking shall be provided as specified in this Part.
- (2) The minimum number of required bicycle and mobility scooter parking spaces shall be calculated in accordance with **Table 7**.

TABLE 7. MINIMUM BICYCLE AND MOBILITY SCOOTER PARKING SUPPLY REQUIREMENTS

Use	Required Bicycle Parking Spaces		Required Mobility Scooter Spaces
	Long-Term	Short-Term	
Residential			
Dwelling - Single Family, Dwelling - Two Family, Secondary Suite and Detached Accessory Dwelling Unit Floathome and Liveaboard	N/A		N/A
Dwelling - Townhouse	1.0 per dwelling unit with one bedroom or less 2.0 per dwelling unit with two or more bedrooms	N/A	N/A
Dwelling - Multiple Family	1.0 per dwelling unit with one bedroom or less 2.0 per dwelling unit with two or more bedrooms	6 spaces per building	N/A
Congregate Care Senior Citizens' Apartment and Community Care Facility	0.1 per dwelling unit	6 spaces per building	2 spaces per building, plus 1 additional space per 25 parking spaces required
Commercial			
Hotel and Motel	1 per 15 rental rooms	6 spaces per building	1 space per building
Bed and Breakfast	N/A	2 spaces per building	N/A

Use	Required Bicycle Parking Spaces		Required Mobility Scooter Spaces
	Long-Term	Short-Term	
Office, Retail Store, Entertainment, Personal Service Establishment, and Restaurant	1 per 150 sq. m of gross floor area	6 spaces per public building entrance	1 space per building
Industrial			
All Industrial	1 per 500 sq. m of gross floor area	6 spaces per building	N/A
Public Institutional, Cultural, and Recreational			
Arts and Cultural Facility	1 per 250 sq. m of gross floor area	1 per 100 sq. m of gross floor area	2 spaces per building
Assembly Use	1 per 250 sq. m of gross floor area	1 per 100 sq. m of gross floor area	2 spaces per building
Church	1 per 500 sq. m of gross floor area	6 spaces per building	2 spaces per building
Hospital	1 per 500 sq. m of gross floor area	6 spaces at each public building entrance	2 spaces at each public building entrance
Post-Secondary Institution (University or College)	1 per 500 sq. m of gross floor area	1 per 100 sq. m of gross floor area	2 spaces per building
Recreation Centre	1 per 400 sq. m of gross floor area	1 per 100 sq. m of gross floor area	2 spaces at each public building entrance
School – Elementary, Middle, or Secondary	1 per 500 sq. m of gross floor area	1 per 125 sq. m of gross floor area	2 spaces per building

26. BICYCLE PARKING DESIGN AND LAYOUT

- (1) Bicycle parking space and aisle dimensions shall be in accordance with the standards outlined in **Table 8**.
- (2) All short-term bicycle parking spaces shall be located not more than 15m from the primary building entrance and accessible to visitors or the public.
- (3) Short-term bicycle parking shall be well-lit, located at the surface level, physically separated from vehicle parking facilities, and not interfere with pedestrian travel.
- (4) Long-term bicycle parking spaces shall be located in a dedicated, fully enclosed, and weather-protected facility with controlled access.
- (5) Long-term bicycle parking spaces shall be located at surface level or at the first level of a vehicle parking area accessed directly by elevator from a primary entrance or by a stairwell that includes a ramp for bicycles.

- (6) A maximum of 30% of all long-term bicycle parking spaces may be provided in a vertical configuration
- (7) A minimum of 10% of all short-term bicycle parking spaces and 50% of all long-term bicycle parking spaces shall have access to an electrified 110V outlet.

TABLE 8. BICYCLE PARKING SPACE AND AISLE DIMENSION REQUIREMENTS

	Minimum Dimensions		
	Width	Depth	Overhead Clearance
Ground Anchored Rack (standard)	0.6m	1.8m	2.1m
Ground Anchored Rack (oversized)	0.9m	3.0m	
Wall Mounted Vertical Rack	0.6m	1.2m	
Access Aisle	1.5m		
Access Door	1.0m		

27. OVERSIZED BICYCLE PARKING

- (1) A minimum of 10% of the required long-term bicycle parking and short-term bicycle parking spaces shall be designed as oversized bicycle parking spaces.
- (2) Oversized bicycle parking spaces shall be provided as ground anchored racks.
- (3) Oversized bicycle parking spaces shall have minimum dimensions of 3.0m long and 0.9m wide.
- (4) A minimum of 50% of required oversized bicycle parking spaces shall have access to an electrified 110V outlet.

28. MOBILITY SCOOTER PARKING DESIGN AND LAYOUT

- (1) Mobility scooter parking spaces shall be no less that 1.0m wide and 1.5m long.
- (2) Mobility scooter parking spaces shall be located adjacent to the primary building entrance and must not impede pedestrian access to the building or sidewalk.
- (3) Mobility scooter parking spaces shall be secured and located within 2.0m of a 110V outlet.

29. CYCLING END-OF-TRIP FACILITIES

- (1) The minimum number of required cycling end-of-trip facilities shall be calculated in accordance with **Table 9**.
- (2) Cycling end-of-trip facilities shall be provided in a common area and be located no more than 50m from the long-term bicycle parking area.

TABLE 9. MINIMUM CYCLING END-OF-TRIP FACILITY REQUIREMENTS

Required Number of Long-Term Bicycle Parking Spaces	End-of-Trip Facility				
	Water Closet	Wash Basin	Shower	Bicycle Repair Set	Clothing Locker
Residential, Hotel					
Dwelling - Multiple Family	0	0	0	1	0
Hotel, Motel	0	0	0	1	0
All Other Uses					
5 or less	0	0	0	0	1.25 times the number of required long-term bicycle parking spaces
6-10	0	1	1	1	
11-20	0	2	2	1	
21-30	0	3	3	1	
31-40	2	4	4	2	
For each additional 30 or part thereof	2 additional	2 additional	2 additional	1 additional	

READ A FIRST TIME on the #### day of ####, 2023

READ A SECOND TIME on the #### day of ####, 2023

READ A THIRD TIME on the #### day of ####, 2023

ADOPTED on the #### day of ####, 2023

Mayor

Corporate Officer

DRAFT