

Where can I park?

Parking spaces may not be located in a required front or side yard setback. Parking spaces may be located anywhere in a rear yard at least 2' from a property line. Screening of the parking lot may be required where a parking lot is adjacent to residential property. All parking spaces and an access driveway are required to be hard-surfaced with either concrete or asphalt.

How many parking spaces do I need?

The number of required parking spaces is based on the size of your building and the building use. See the Zoning Department for details on the number of spaces required for your individual use.

How should the spaces be laid out?

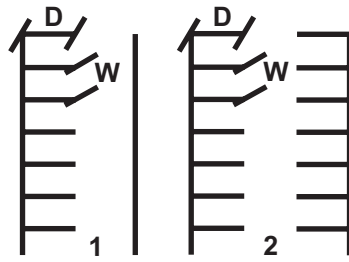
Each parking space must be directly accessible from a hard-surfaced access aisle or a driveway. Parking dimensions, exit and entrance signs, markings, etc. must be approved by the City Engineering Department. The following is a partial table used in determining the required dimensions for parking stalls.

Is backing into a street allowed?

The parking spaces shall be arranged so that no vehicle will be required to be backed into the street in order to exit the lot.

Minimum Parking Lot Design Requirements				
Parking Angle (Degrees)	Stall Depth "D" (Feet)	Stall Width "W" (Feet)	Module Depth (Feet)	
			1	2
45	16*	7.5*	26	41
45	18	8.50	30	48
45	18	9.00	30	48
45	18	9.50	30	48
45	18	10.00	30	48
60	17*	7.5*	29	46
60	20	8.50	37	57
60	20	9.00	36	56
60	20	9.50	34	54
60	20	10.00	33	53
90	16*	7.5*	35	50
90	19	8.50	45	64
90	19	9.00	43	62
90	19	9.50	42	61
90	19	10.00	41	60

* = Compact Cars Only



Single Row with Aisle Double Row with Aisle

Is backing over a sidewalk allowed?

The spaces shall be arranged so that no vehicle will be required to be backed over a public sidewalk in order to exit the parking stall.

Are there landscape standards for parking lots?

The Zoning Ordinance has landscape requirements for all parking lots in the City of Sioux Falls. Parking lots do require setbacks, consisting of living ground cover, trees, and screening. Please refer to the brochure on Landscape Standards for more information regarding these requirements.

Is handicapped parking required?

All commercial and industrial uses must provide accessible parking stalls meeting the requirements of the Americans with Disabilities Act and City ordinance. Minimum standards are as follows:

Number of Accessible Spaces Required	
Total Parking Spaces	Required Accessible Spaces
1 to 25	1
26 to 50	2
51 to 75	3
76 to 100	4
101 to 150	5
151 to 200	6
201 to 300	7
301 to 400	8
401 to 500	9
501 to 1000	2% of total
1001 and over	20 plus 1 for each 100 over 1000

Accessible space shall be 8 feet wide minimum. One in every eight accessible spaces, but not less than one, shall be

served by an access aisle 8 feet wide minimum and shall be designated "Van Accessible." All other access aisles adjacent to accessible spaces shall be 5 feet wide minimum.

Accessible parking spaces serving a particular building shall be located on the shortest accessible route of travel from the adjacent parking to an accessible entrance.

There shall be sufficient signs to inform the driver as to which parking spaces are reserved for the disabled. A sign will also be required in the 8-foot wide, striped-out area.

Signs are to be located at the head of each space and centered on the space. No sign shall be more than 6 feet from the head of the space. The bottom of the lowest sign shall be at least 60 inches above the pavement. In addition, a supplementary plaque (or incorporated in the primary sign) containing the legend "STATE PERMIT OR LICENSE REQUIRED. \$100 MINIMUM FINE AND CLASS 2 MISDEMEANOR FOR VIOLATORS" shall be part of the assembly. An additional plaque (or incorporated in the primary sign) indicating "VAN ACCESSIBLE" shall be included in the assembly for those spaces required to be designed for van accessibility.

All accessible spaces shall be marked (by painted lines or other) in conformance with the examples shown below. Accessible spaces must be indicated by pavement

markings, such as a legend or the international symbol, as a supplemental message to the sign.

Standard Sign



Primary Sign

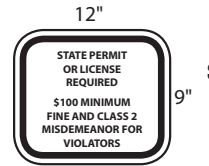
Color: Legend and border are green on a white background—white symbol on a blue background.

Height: Bottom of lowest sign shall be a minimum of 60 inches from the pavement.



Supplementary Plaque (If Needed)

Size: Primary Sign is 12" x 18". Supplementary signs are 12" x 9" and 12" x 6" for Van Accessible signs.



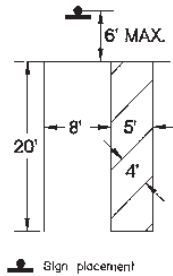
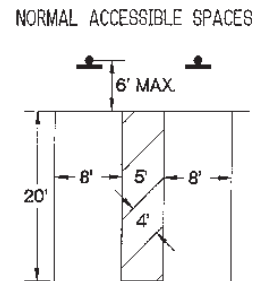
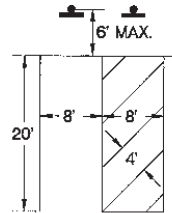
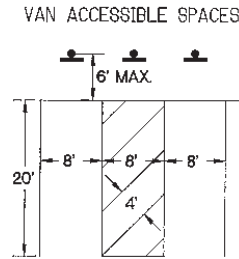
Supplementary Plaque

Supplementary messages may be incorporated on the primary sign. This requires sign size of 12" x 31".

Are there any requirements for a drive-up window?

All restaurants, banks, car washes, and other facilities with drive-up windows must provide stacking spaces for waiting customers. See the Zoning Division for the proper number of stacking spaces for your use. Stacking spaces may not interfere with normal traffic flow in the parking lot or be counted toward the required number of parking spaces.

TYPICAL LAYOUT OF ACCESSIBLE PARKING SPACES AND SIGN PLACEMENT



Other requirements

All parking spaces must be hard-surfaced. All spaces must be marked by paint or other approved device upon the surface. Surface runoff must be controlled. Parking lots must be surrounded by some type of wheel stops, i.e., curb, bumper blocks, etc. A fence or other screen must be placed between parking lots and adjoining residential properties. Parking lots must be maintained in an orderly manner, as free as possible from snow and ice. All signs, markings, walls, trees, shrubbery, and surfacing must be neat and in good condition.

These guidelines should answer most of your parking questions; however, some problems may require a personal visit with staff from the Zoning Division (367-8254) or the City Engineering Department (367-8601). Our offices are located on the ground floor of City Hall.

Plan Review for Parking Lots

A plan review and the \$50 plan review fee must be submitted prior to replacing parking lot surfaces. Once plans are approved, a permit will be issued by the Zoning Office.

Zoning Office

231 North Dakota Avenue
Sioux Falls, SD 57117-7402
(605) 367-8254
TTY/Hearing Impaired (605) 367-7039
www.siouxfalls.org



Commercial Parking Requirements



Prepared by
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Planning and Building Services

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