

City of Hallandale Beach
“ADMINISTRATIVE PARKING STANDARDS DOCUMENT”

Definitions:

- 1) Gross Floor Area (GFA) The total horizontal area of all floors, in square feet, including but not limited to fully enclosed porches, hallways, storage rooms, stairwells, breezeways, elevator shafts, and utility rooms, measured from the exterior faces or columns of the exterior walls of a building.
- 2) Gross Leasable Area (GLA) The total floor area, in square feet, design for the tenants occupancy and exclusive use, including storage areas, mezzanines, and upper floors expressed in square feet. It is the area for which tenants pay rent, including sales area and integral stock areas.

	USE	STANDARD
1)	Adult Entertainment	1:100 GLA plus if restaurant or bar on-site other applicable standards apply plus if dancers add an additional 10%
2)	Barber and beauty shop	1:200 GFA
3)	Business, vocational and trade school	1:200 GFA
4)	Car wash 1) Accessory to gas 2) Freestanding/full service 3) Self-service	2:stall 5:automated facility 2:bay
5)	Financial institutions	1:250 GFA plus sufficient area for four (4) stacking spaces having a length of at least eighty (80) feet for every drive thru window. Drive-thru lanes shall be designed so as to be totally separated from required off street parking spaces and aisles.
6)	Funeral homes and mortuaries	1:150 GFA; up to 25% of required parking can be landscaped area.
7)	Hotels, motels and other tourist	1:guest room accommodations plus 1:200 GFA for other areas, such as office space, lobby areas, restaurants, meeting rooms, gift shops and other accessory uses.
8)	Industrial and manufacturing uses	1:600 GFA plus 1:employee on the largest shift
9)	Private clubs, lodges, fraternal organizations and union halls	1:100 GFA
10)	Offices: business, professional, medical, dental, veterinary or clinics	1:250 GFA
11)	Personal services: Dry Cleaners (drop-off station only) Dry cleaners (On-premise) Laundromats (self-service) Health and exercise studios Tailor Massage establishment Photography studio Tanning salon	5 spaces 5 spaces plus 1:500 GFA 1:200 GFA 1:200 GFA 1:300 GFA 1:200 GFA 1:300 GFA 1:200 GFA
12)	Plant nurseries and greenhouses	1:400 GFA plus 1:2,000 square feet of open area
13)	Repair services	2 spaces plus 1:500 GFA

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14)	Restaurants or other establishments for consumption of food and beverages on premises, bars, nightclubs and discotheques Take-out restaurants and delivery with no seats Retail food establishments with accessory seating	1:100 GFA or 1 to 4 seats whichever is greater 1:250 GFA 1:5 seats:250 GFA
15)	Restaurants (fast food)	1:100 GFA or 1:4 seats whichever is greater, with a minimum of 20 spaces, plus sufficient area for four (4) stacking spaces having a length of at least eighty (80) feet for every drive-thru window. Drive-thru lanes shall be designed so as to be totally separated from required off street parking spaces and aisles. The number of seats permitted for the establishments may be located indoors or outdoors.
16)	Retail sales establishments Convenience store (3,000 s.f. GFA and less) General retail	1:150 GLA 1:300 GLA
17)	Service stations 1) Gas only 2) Vehicle repair 3) With convenience store or fast food	3 spaces 3 spaces plus 3: bay 3 spaces plus 3: bay plus required space for other use as applicable.
18)	Shopping centers	25-400,000 sq.ft. 4:1,000 GLA 400-600,000 sq.ft. 4.5:1,000 GLA. 600,000 sq.ft. and greater, 5:1,000 GLA. If >10% of GLA is food apply appropriate standard.
19)	Theaters	1:4 seats
20)	Vehicle sales, rental repair and service operations Vehicle sales, used cars only	1:400 sq.ft. of enclosed sales or rental GFA, plus 1:employee on the largest shift with such parking to be reserved exclusively for personnel and customers plus 1:1,000 sq.ft. of service areas. 1:employee on the largest shift plus 1:2,000 sq.ft. of dedicated vehicle sales area.
21)	Warehouse (dry or cold storage)	1:1,000 GFA plus 1:employee on the largest shift
22)	Self-storage facilities	1:1,500 GFA plus 1:employee on the largest shift
23)	Wholesale trade establishments	1:800 GFA plus 1:employee on the largest shift
24)	Auditoriums, sports arenas, and gymnasiums	1:4 seats
25)	Billiard and pool rooms	3:pool table
26)	Bowling alleys	3:alley plus restaurant or bar standards as applicable
27)	Churches, synagogues and other houses of worship	1:3 seats; plus 65% of required parking for accessory uses
28)	Day care centers and nurseries	3 spaces plus 1:500 GFA
29)	Golf courses	4:hole plus 65% of parking required for accessory uses; 25% of parking can be sodded area
30)	Golf driving ranges	2 spaces plus 1:tee position

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	Miniature golf	4 spaces plus 1:hole
31)	Government offices and service facilities	1:250 GFA plus 1:4 seats
32)	Hospitals	2:bed plus sufficient space to accommodate 3 ambulances or other emergency vehicles at the emergency room entrance
33)	Marinas	3:boat slip plus required spaces for restaurant or other uses
34)	Museums, art galleries and libraries	1:400 GFA
35)	Nursing homes, convalescent homes and sanitariums	1:4 beds plus 1:employee on the largest shift
36)	Skateboard and skating facilities	1:200 square feet of skating area
37)	Tennis, handball and racquetball facilities (indoor and outdoor)	5:court plus 1:250 GFA exercise rooms
38)	Amusement machine establishments	1:3 machines
39)	Amusement enterprises	1:250 GFA