

Change of Zone No. 07043

ORDINANCE NO. _____

1 AN ORDINANCE amending Chapter 27.67 of the Lincoln Municipal Code relating
2 to parking by amending Section 27.67.020, the Parking Matrix, to add a note providing that if the
3 number of spaces required by the building ratio is greater than required by the employee ratio, an
4 additional parking area shall be reserved to accommodate the additional spacing; amending Section
5 27.67.030 to delete the restriction in Section 27.67.030 that parking lots, parking areas, and driving
6 aisles may not be located in the front six feet of the front yard and deleting the requirement that said
7 front six feet be landscaped; and repealing Sections 27.67.020 and 27.67.030 of the Lincoln
8 Municipal Code as hitherto existing.

9 BE IT ORDAINED by the City Council of the City of Lincoln, Nebraska:

10 Section 1. That Section 27.67.020 of the Lincoln Municipal Code be amended to
11 read as follows:

12 **27.67.020 Parking Matrix.**

13 General parking requirements for this title are set out in Figure 27.67.020 at the end of this
14 chapter. *[See the Parking Matrix attached hereto as Attachment A].*

15 Section 2. That Section 27.67.030 of the Lincoln Municipal Code be amended to
16 read as follows:

17 **27.67.030 General Conditions.**

18 The following general conditions shall apply, except as otherwise modified in this title:

19 (a) No parking space is permitted in the required front yard in any district except as
20 follows:

1 (1) Parking lots, parking areas, and driving aisles in the front yard are permitted in
2 the B-1, B-3, H-1, H-2, and H-3 zoning district, ~~except in the front six feet which shall be entirely~~
3 ~~devoted to landscaping~~ in accordance with parking lot design standards ~~except for the necessary~~
4 ~~paving of walkways and driveways to reach parking and loading areas, and provided that any~~
5 ~~driveways in the front yard shall be substantially perpendicular to the street. The front six feet~~
6 ~~landscape area shall only apply to lots that have an average lot depth of 150 feet or more. On corner~~
7 ~~lots the front six feet landscape area shall be required along each street unless the distance between~~
8 ~~the street right-of-way and the opposite lot line is less than 150 feet; and~~

9 (2) Parking in the front yard is permitted in the R-1, R-2, R-3, and R-4 zoning
10 districts for passenger cars, pickup trucks, or vans outside of an enclosed structure on a concrete
11 driveway or its equivalent under the following conditions:

12 (i) The width of such parking area shall not exceed thirty-five percent of the
13 width of the front yard;

14 (ii) The parking area shall be not less than two feet from and parallel to the
15 side lot line and not less than two feet from the front property line.

16 (b) No parking space is permitted in the required side yard in any district except as
17 otherwise provided in this chapter.

18 (c) Parking spaces are permitted in any required rear yard.

19 (d) All required parking spaces shall be provided on the same lot as the use for which
20 they are required.

21 (e) Any parking requirement resulting in a partial parking space shall be rounded up to
22 the next whole number.

1 (f) Where additional parking is required by this chapter due to a change in use and
2 provision for such additional parking is not made, a special review and approval shall be required
3 by the City Council.

4 (g) For single-family dwellings and two-family dwellings in the R-1, R-2, R-3 and R-4
5 zoning districts, the required parking spaces may be stacked front-to-back, one vehicle deep.

6 (h) No parking space is required for the area of outdoor dining.

7 Section 3. That Sections 27.67.020 and 27.67.030 of the Lincoln Municipal Code
8 as hitherto existing be and the same are hereby repealed.

9 Section 4. That this ordinance shall take effect and be in force from and after its
10 passage and publication according to law.

Introduced by:

Approved as to Form & Legality:

City Attorney

<p>Approved this ___ day of _____, 2007:</p> <p>_____</p> <p>Mayor</p>

Figure 27.67.020
PARKING MATRIX

Parking Spaces Required

	Dwellings				Office/Retail/Commercial Uses							Industrial Uses
	0.5 per dwelling unit	1 per dwelling unit	1.75 per dwelling unit	2 per dwelling unit	1 per 1,200 sq. ft.	2 per 3 persons on max. shift or 1 per 1,000 sq. ft.*	1 per 600 sq. ft.	1 per 500 sq. ft.	1 per 300 sq. ft.	4.5 per 1,000 sq. ft.	1 per 150 sq. ft.	2 per 3 persons on maximum shift or 1 per 1,000 sq. ft.*
AG	AG District: None except uses with special parking requirements listed under Section 27.67.040 of the Lincoln Municipal Code.											
AGR				•								
R-1				•								
R-2				•								
R-3				•								
R-4				•								
R-5			•									
R-6			•									
R-7		•										
R-8		•						•				
R-T		•							•			
O-1	•				within 900'							
O-2		•								•		
O-3				•						•		
B-1		•								within 300'		
B-2		•								within 300'		
B-3		within 300'						within 300'				
B-4	B-4 District: Refer to special parking requirements under Section 27.67.050 of the Lincoln Municipal Code											
B-5				•						•		
H-1											•	
H-2									within 300'			
H-3									within 300'			
H-4									•			
I-1						within 300'						within 300'
I-2						within 300'						within 300'
I-3									•			•

* If the number of spaces required by the building ratio is greater than required by the employee ratio, an additional parking area shall be reserved to accommodate the construction of the additional spaces.
Refer to Figure 27.67.040 of the Lincoln Municipal Code for a list of uses with special parking requirements.
Refer to Section 27.67.040 of the Lincoln Municipal Code for uses with special parking requirements.
Refer to Section 27.67.066 of the Lincoln Municipal Code for uses in the H-3 district with special parking requirements.
Any parking requirement resulting in a partial parking space shall be rounded up to the next whole number as per Section 27.67.030(e) of the Lincoln Municipal Code.