

Parking Waiver Justification:

In order to justify approval of any parking waiver, the Planning Commission considers the following criteria. Please answer all of the following items. Use additional sheets if needed. **A response of yes, no, or N/A is not acceptable.**

For all Parking Waivers:

1. **The Parking Waiver is in compliance with the Comprehensive Plan.**

Yes, in general, when time of day use is considered, the proposed plan (and thereby waiver) meets the comprehensive plan.

2. **The applicant made a good faith effort to provide as many parking spaces as possible on the site, on other property under the same ownership, or through joint use provisions.**

Yes, the building and parking lot are existing. However, the renovations and updated usages to meet today's market requirements have created an increased requirement for parking.

For Waivers to reduce the minimum number of required parking spaces; OR use on-street parking spaces that are not directly adjacent to or abutting the development site; OR use parking spaces located in a public parking lot:

1. **The requested waiver is the smallest possible reduction of parking spaces that would accommodate the proposed use.**

Yes. When time of day usage is considered for the different businesses and land-uses considered, you'll see that the parking provided is close to meeting the minimum requirement.

2. **Adjacent or nearby properties will not be adversely affected.**

As it stands today, the only property owner that is adversely affected is this property owner, because customers of surrounding businesses park illegally on this property.

3. **The requirements found in Table 9.1.2 do not accurately depict the parking needs of the proposed use and the requested reduction will accommodate the parking demand to be generated by the proposed use.**

Yes. As mentioned, once time of day usage is considered, the minimum requirement is nearly met.

4. **There is a surplus of on-street or public spaces in the area that can accommodate the generated parking demand.**

Not necessarily. The justification for the requested reduction proves that the parking is accommodated on the site.

Waivers to provide more parking spaces than the maximum allowed:

1. **The requirements found in Table 9.1.2 do not allow the provision of the number of parking spaces needed to accommodate the parking needs.**

[Empty response box]

2. **The requested increase is the minimum needed to do so.**

[Empty response box]

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