

**AN ORDINANCE AMENDING SECTION 17.58.110 OF THE  
BAKERSFIELD MUNICIPAL CODE RELATING TO PARKING.**

**BE IT ORDAINED** by the Council of the City of Bakersfield as follows:

**SECTION 1.**

Section 17.58.110 of the Bakersfield Municipal Code is hereby enacted to read as follows:

**17.58.110 Parking space requirements by land use.**

A. The minimum number of off-street parking spaces shall be provided and maintained for the following specified uses or facilities identified in the table in subsection E of this section. The number of off-street parking spaces shall not exceed one hundred fifty percent of the minimum requirement (limit does not apply to residential uses).

B. Tandem parking will not be counted toward the requirement for legal off-street parking, except one tandem parking space will be permitted for a single-family dwelling, and for each unit of a multiple-family dwelling that contains four units or less on a site that is not part of a multiple-family subdivision project.

C. Motorcycle parking that is provided and clearly identified for such use, may be counted as part of the total number of parking spaces required for a nonresidential use or building. However, this credit shall not exceed twenty-five spaces or five percent of the total parking required, whichever is less.

D. For uses not listed in the parking space requirements table, parking will be determined by the planning director based on the listed use(s) that most closely resembles the proposed use.

E. parking space requirements by land use table:

**PARKING SPACE REQUIREMENTS BY LAND USE**

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|----|--|--|
| 1. | <u>One-family dwellings</u>  | 2 spaces per <u>dwelling unit</u>  |
| 2. | <u>Accessory dwelling unit</u> (per Chapter <u>17.65</u> )                               | 1 space per <u>dwelling unit</u> . If the unit is a garage conversion or within 1/2 mile of public transit, no parking spaces are required.  |
| 3. | <u>Multiple-family dwelling</u> and condominium (efficiency, studio and 1-bedroom units) | 1 space per unit, plus an additional 10% for guest parking on parcels containing 5 or more units.<br><br>Moderate, low, and very low income projects with 5 or more units and being recorded as such by declaration or covenant that runs with the land, may reduce required parking by 25% (moderate, low and very low income is defined as being at or below 120% of the median income of Kern County as established by the state of California).  |
| 4. | <u>Multiple-family dwelling</u> and condominium (2 or more bedrooms)                     | 2 spaces per unit, plus an additional 10% for guest parking on parcels containing 5 or more units.<br><br>Moderate, low, and very low income projects with 5 or more units and being recorded as such by declaration or covenant that runs with the land, may reduce required parking by 25% (moderate, low and very low income is defined as being at or below 120% of the median income of Kern County as established by the state of California). |
| 5. | <u>Dwelling</u> designed for senior citizens   | 62 years and over: 1 space per 2 units<br><br>55 years and over: 1 space per unit<br><br>(a recorded covenant is required Plus an additional 10% for guest   |



- limiting occupancy of at least 1 resident per unit by age as noted or is physically handicapped)
- parking on parcels containing 5 or more units
6. General office  
(i.e., real estate, finance companies, architects, engineers, attorneys, C.P.A. and other similar uses)  
1 space per 250 square feet of gross floor area
  7. Medical and dental office, including chiropractic office, specialized medical offices and other similar uses  
1 space per 200 square feet of gross floor area
  8. Physical and occupational therapy  
1 space per 300 square feet of gross floor area
  9. Medical laboratory such as diagnostic dental and x-ray laboratories and other similar uses  
Surgery center and other out-patient facilities  
1 space per 250 square feet of gross floor area
  10. Office park or complex  
(single and multiple tenant buildings with both general and medical office uses)  
1 space per 200 square feet of gross floor area up to and including 15,000 square feet, plus an additional 1 space per 250 square feet of gross floor area in excess of 15,000 square feet
  11. Neighborhood and regional shopping center  
(freestanding satellite pads such as fast food restaurants or banks shall be computed separately unless satellite buildings contain 2 or more tenants)  
1 space per 200 square feet of gross floor area up to and including 35,000 square feet, plus an additional 1 space per 250 square feet of gross floor area in excess of 35,000 square feet
  12. General retail  
(single tenant only; for multiple tenant buildings, refer to No. 11)  
1 space per 300 square feet of gross floor area

above)

13. Restaurant, including fast food restaurant

1 parking space per 75 square feet of gross floor area (no additional parking is required for outdoor seating)

(Note: take-out restaurants where food is consumed off premises shall be parked in accordance with general retail in No. 12 above)

If use has 1 or more drive-up windows with drive-in lanes 24 feet in length, credit for 1 parking space per window shall be given;

If such lane exceeds 44 feet, 2 spaces per window shall be credited in computing parking requirements

Whenever the planning director determines that any restaurant with less than 3,000 square feet of gross floor area serves primarily those that may be conducting other business within the central district or properties zoned C-B or C-C, he/she may waive all or any portion of the parking requirements.

14. Night club, including live entertainment

1 parking space per 50 square feet of gross floor area (no additional parking is required for outdoor seating)

(Note: For Breweries and Wineries, including Boutique Wineries, parking for food service, retail sales, office, and warehousing/storage shall be computed separately by use)

Whenever the planning director determines that any night club with less than 3,000 square feet of gross floor area is open after 3:00 p.m. within the central district or properties zoned C-B or C-C, he/she may waive all or any portion of the parking requirements.

15. Convenience market with or without fueling services

1 space per 200 square feet of gross floor area, minimum of 10 spaces required;

- If  use has 1 or more fuel pump islands, credit for 2 parking spaces per pump shall be given
16. Bank, savings and loan, credit union  1 space per 300 square feet of  gross floor area;
- If  use has 1 or more drive-up windows with drive-in lanes 24 feet in length, credit for 1 parking space per window shall be given;
- If such lane exceeds 44 feet, 2 spaces per window shall be credited in computing parking requirements
17.  Hotel,  motel,  roominghouse  1 space per sleeping unit
- (additional parking required for meeting rooms, restaurants, bars, and office space)
18. Furniture store  1 space per 1,000 square feet of  gross floor area
- Plus office space for above  1 space per 300 square feet of  gross floor area
19. Beauty salon and barbershop  1 space per 150 square feet of  gross floor area or 2 spaces per barber or styling chair, whichever is less
20. Veterinary hospital and clinic  1 space per 500 square feet of  gross floor area
21. Museum  1 space per 500 square feet of  gross floor area
- Library
- Cultural center
22. Nursery sales  1 space per 4,000 square feet of inside or outside sales area
- Vehicle sales area
- Trailer and camper sales area

Boat and farm machinery sales area

(office, retail sales, service department, and repair area shall be computed separately by use)

23. Health club, such as aerobics and gymnastics studio, private gym, karate and judo club, and similar uses 1 space per 300 square feet of gross floor area
24. Bowling alley 4 spaces per alley  
(restaurants, video arcades, pro shops and other related uses shall be computed separately by use)
25. Billiards 2 spaces per table  
(restaurants, video arcades, pro shops and other related uses shall be computed separately by use)
26. Golf course 6 spaces per tee  
(restaurants, video arcades, pro shops and other related uses shall be computed separately by use)
27. Tennis, racquetball, and handball court 3 spaces per court  
(restaurants, video arcades, pro shops and other related uses shall be computed separately by use)
28. Stadium, sports arena, exhibition hall 1 space per 6 seats  
Where benches are provided, 18 inches of bench space shall be the equivalent of 1 seat; where no fixed seating is provided, 7 square feet of public assembly floor space shall be the equivalent of 1 seat

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| 29. Park, outdoor recreational facility   | 1 space per 6 people that the facility is designed to accommodate  |
|   | or   |
|   | If seating is provided, 1 space per 4 seats, whichever is greater  |
| 30. Lodges, halls   | 1 space per 4 seats provided in accordance with applicable fire code occupancy standards   |
| Banquet rooms, including those associated with a restaurant   |  |
| <span style="border: 1px solid black; padding: 2px;">Church</span>  | Where benches are provided, 18 inches of bench space shall be the equivalent of 1 seat; where no fixed seating is provided, 7 square feet of public assembly floor space shall be the equivalent of 1 seat |
| Funeral home  |  |
| Mortuary  |  |
| Theater   |  |
| Auditorium, including school multi-purpose <span style="border: 1px solid black; padding: 2px;">buildings</span> and similar places of assembly |  |
| (figure main public meeting areas only)   |  |
| 31. Hospital  | 3/4 space per bed  |
| Medical in-patient clinic and other overnight treatment facilities  |  |
| (additional parking required for administrative offices, out-patient clinic, testing, teaching, research and other similar activities)          |  |
| 32. Convalescent hospital and extended medical care facility  | 1/2 space per bed  |
| Nursing and <span style="border: 1px solid black; padding: 2px;">convalescent home</span>   |  |
| Homes for the aged  |  |

Conjugate care and extended care facility

Residential care or group home

(additional parking required for administrative offices, testing, teaching, research and other similar activities)

33. Child or adult day care center 1 space per 6 clients plus 1 space per staff member of the largest shift, with drop-off and pick-up area approved by the traffic engineer
34. Family day care home 1 space per employee of the largest shift  
(The residential driveway is acceptable if the parking space does not conflict with any child drop-off/pick-up area)
35. Elementary or middle school 1 space for each faculty member and employee (based on the maximum number of faculty and employees on site at any given time)  
  
or  
1 space per 4 seats in the primary public assembly area, whichever is greater
36. High school, trade, secondary and post secondary school 1 space for each faculty member and employee, and 1 space for every 4 students (based on the maximum number of faculty, employees and students on site at any given time)  
  
or  
1 space per 4 seats in the primary public assembly area, whichever is greater



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| 37. Manufacturing, wholesale, service and automotive repair   | 1 space per 500 square feet of <u>gross floor area</u>  |
| Plus office space for above   | 1 space per 300 square feet of <u>gross floor area</u>  |
| 38. Warehouse   | 1 space per 1,000 square feet of <u>gross floor area</u> up to and including 10,000 square feet, plus an additional 1 space per 3,000 square feet in excess of 10,000 square feet   |
| Plus office space for above   | 1 space per 300 square feet of <u>gross floor area</u>  |
| 39. Self-service storage facility   | 2 spaces for the manager's living unit and 3 spaces with public access for the office (note: rows between storage <u>buildings</u> shall be at least 20 feet wide to allow for simultaneous vehicle parking and passage, and fire access) |
| 40. Industrial office/warehouse complex (multi-tenant shell <u>buildings</u> in either an M-1 or M-2 <u>zone</u> containing a mix of office, commercial, industrial and storage <u>uses</u> ) | 1 space per 400 square feet of <u>gross floor area</u>  |
| 41. Contractor's storage <u>yard</u><br>Public <u>buildings</u> and grounds other than administrative offices   | 1 space per company vehicle plus 1 space per 2 employees on the maximum working shift (a person stationed or working out of the storage or service <u>yard</u> )  |
| 42. Electric distribution substation<br>Electric transmission substation<br>Gas regulator station   | No parking required   |



Public utility/water well station

Automated/computerized  
communications  
equipment buildings (where no  
permanent employees assigned)

**SECTION 2.**

This Ordinance shall be posted in accordance with the provisions of the Bakersfield Municipal Code and shall become effective thirty (30) days from and after the date of its passage.

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I **HEREBY CERTIFY** that the foregoing Ordinance was passed and adopted by the Council of the City of Bakersfield at a regular meeting thereof held on JUL 14 2021 by the following vote:

<u>AYES:</u>	COUNCILMEMBER:	ARIAS, GONZALES, <del>WEIR</del> , SMITH, FREEMAN, GRAY, PARLIER
NOES:	COUNCILMEMBER:	<u>NONE</u>
ABSTAIN:	COUNCILMEMBER:	<u>NONE</u>
<u>ABSENT:</u>	COUNCILMEMBER:	<u>WEIR</u>

*Julie Drimakis*

**JULIE DRIMAKIS, CMC**  
CITY CLERK and Ex Officio Clerk  
of the Council of the City of Bakersfield

APPROVED JUL 14 2021

*Karen Goh*

**KAREN GOH**  
MAYOR of the City of Bakersfield

APPROVED as to form:

**VIRGINIA GENNARO**  
City Attorney

By: *Viridiana Gallardo-King*

**VIRIDIANA GALLARDO-KING**  
Deputy City Attorney

**AFFIDAVIT OF POSTING DOCUMENTS**

STATE OF CALIFORNIA)  
 ) ss.  
 County of Kern )

JULIE DRIMAKIS, being duly sworn, deposes and says:  
 That she is the duly appointed, acting and qualified City Clerk of the City of Bakersfield;  
 and that on the 16th day of July, 2021 she posted on the Bulletin Board at City Hall, a  
 full, true and correct copy of the following: Ordinance No. 5054, passed by the  
 Bakersfield City Council at a meeting held on the 14<sup>TH</sup> day of July, 2021 and entitled:

**AN ORDINANCE AMENDING SECTION 17.58.110 OF THE BAKERSFIELD MUNICIPAL CODE RELATING TO PARKING.**

JULIE DRIMAKIS, CMC  
 City Clerk and Ex Officio of the  
 Council of the City of Bakersfield

By: Jennif Oberst  
 DEPUTY City Clerk