

15-03-11 Planned Unit Development District

C. Development Requirements for Planned Unit Developments. To be approved, a PUD project must show a high commitment to excellence, ensuring quality of life for future tenants and no significant effects on area property values. The following are required for all PUD projects:

4. Parking. Required parking shall be provided for all multi-family PUD's as follows:
a. Table of Parking Ratios

One-bedroom unit	1.5 parking spaces per unit
Two-bedroom unit	2.0 parking spaces per unit
Three or more bedroom unit	2.5 parking spaces per unit
Guest Parking Spaces	0.25 parking spaces per unit
Storage parking spaces for recreational vehicle storage	as determined necessary by the Planning Commission

- b. All parking areas, covered or open, shall have a landscaped buffer adjacent to any public right of way.
- c. There shall be no less than 1.5 covered parking spaces (1.0 carports, 0.5 garages) per unit. The Planning Commission may consider the following criteria in determining whether or not the number of garages should be increased or reduced:
- (1) The topography of the proposed site.
 - (2) To enhance and protect local property values of adjacent developments and neighborhoods.
 - (3) To improve the overall appearance of the development for the density of units – i.e., attached garages, underground garages, etc.
 - (4) To assist the project in reaching affordable rent levels for low and median income individuals as determined by the U. S Department of Housing and Urban Development.

The Planning Commission shall review the location of all garages, and may require that they be attached or underground to the multi-family units. All covered parking shall be placed in locations adjacent and convenient to the buildings that they are intended to service.

- d. Garages shall be used primarily for vehicle parking only.
e. Tandem spaces shall be counted only as one space.