

§20.5.3.2 RESIDENTIAL DRIVEWAY AND GARAGE DESIGN

A. Intent

To minimize the impact of motor vehicle dominated areas on the public realm and to promote a comfortable, safe, engaging, and attractive streetscape with active uses and landscaping along the public realm.

B. Applicability

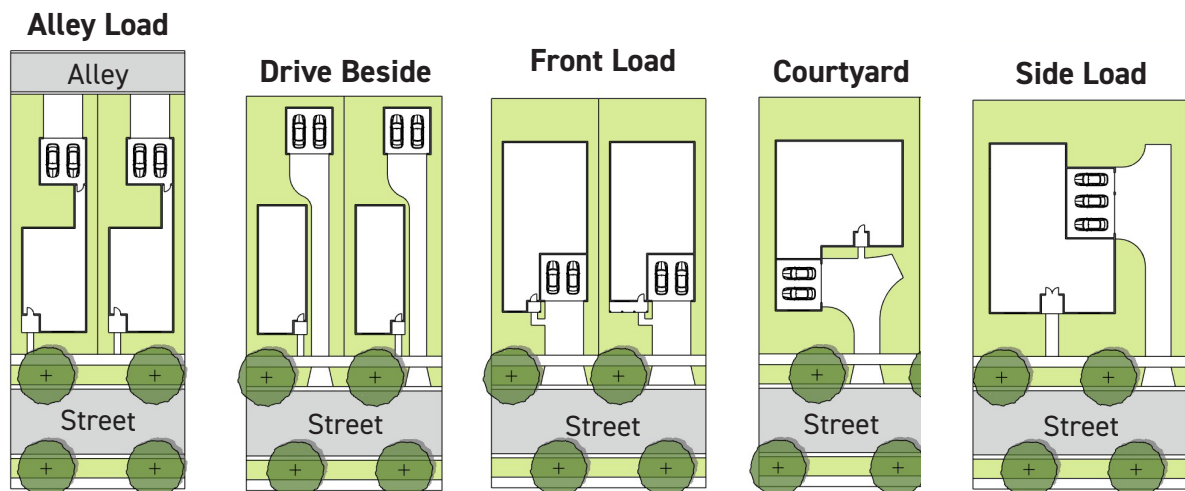
1. Residential driveway and garage design requirements apply to all 1- and 2-dwelling unit lots and townhouse lots providing on-site parking.
2. The requirements of this Section do not apply to parking structures. Parking structures must meet the standards of *Sec. XX. Parking Design*.

C. General Standards

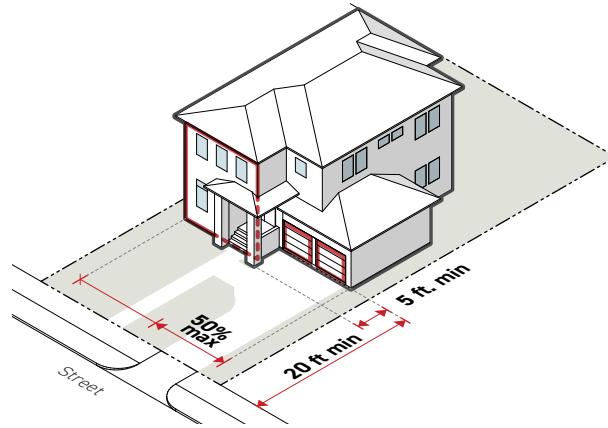
1. All driveways in front and side street yards must have a minimum depth of 20' when measured from the street lot line to allow for vehicle parking on the driveway without blocking the sidewalk.
2. If an alley is provided, vehicle access must be from the alley. Vehicle access from the street is not permitted.
3. For corner lots, if no alley is provided, vehicle access must be from the side street. Vehicle access from the primary street is not permitted. Driveway width may not exceed 18' within 10' of the street lot line.
4. Garages may be attached or detached from the primary structure.
5. Garage doors are not permitted within 20' of a street lot line.

D. Garage Design Standards

1. Garages are configured as alley load, drive beside, front load, courtyard, or side load. The permitted garage configurations are determined by the lot width.



- For front load garages, garage doors must be located at least 5' behind the primary facade and may not exceed 50% of the width of the primary facade.



- For courtyard and side load garages, garage doors must face the side yard and may not face the street lot line and the garage may not exceed 75% of the width of the primary facade.

[create graphic of courtyard configuration]

E. Lots Less Than 50' Wide

- New lots less than 50' wide must have vehicular access from an alley. Vehicle access from a street is not permitted.
- Existing lots less than 50' wide are permitted to provide vehicle access from the street with a drive beside garage configuration. Driveway width may not exceed 10' within 50' of the street lot line.

F. Lots 50' Wide or More

- Any lot with a width 50' or greater is permitted to provide vehicle access from the street.
- Garages may be alley loaded, drive beside, or front load configuration.
- Driveway width may not exceed 18' within 10' of the street lot line.

G. Lots 75' Wide or More

- Any lot with a width 75' or greater is permitted to provide vehicle access from the street.
- Garages may be alley loaded, drive beside, front load, courtyard or side load configuration.
- For lots that provide a front load garage configuration, the driveway width may not exceed 18' within 10' of the street lot line.
- For lots that provide a courtyard or side load garage configurations, the driveway width may not exceed 12' within 10' of the street lot line.