

PARKING CALCULATION AND REQUESTED DETERMINATION

Attachment to Application for a Special Permit A3

Applicant	Big Day Fitness LLC
Premises	First floor, current Nona’s space, 19 Main Street, Hingham, MA
Proposed use	Personal training / health club
Gross floor area	1,477 square feet, as stated in the Letter of Intent

1. Parking Calculation

Town staff advised the Applicant to calculate parking for the proposed health-club use at eight spaces per 1,000 square feet and to apply the 25% reduction applicable within Business District A.

Step	Calculation	Result
Base requirement	$1,477 \text{ SF} \div 1,000 \times 8 \text{ spaces}$	11.816 spaces
Whole-space rounding	11.816 rounded up	12 spaces
25% downtown reduction	$12 \text{ spaces} \times 0.75$	9 spaces

Calculated parking requirement after reduction: 9 spaces.

2. Prior Board of Appeals Parking Recognition

In 1989, the Board of Appeals issued and recorded a decision for the former Country’s Best Yogurt use in the same first-floor premises. That decision recognized seven parking spaces for the approximately 1,458-square-foot premises, based on the seating associated with that food use. The present premises is substantially the same space and is identified in the current Letter of Intent as 1,477 square feet.

3. Requested Parking Determination

Big Day Fitness LLC respectfully requests that the Planning Board, through the Special Permit A3 parking determination, recognize a total of twelve (12) downtown parking spaces for zoning-compliance purposes for the proposed personal-training/health-club use at 19 Main Street.

The request carries forward the seven-space historical parking recognition associated with the premises and requests recognition of five additional spaces, for twelve spaces total. The requested total is three spaces above the nine-space requirement calculated after the downtown reduction and corresponds to the twelve-space base calculation before that reduction.

Operational context: Regular sessions are expected to involve approximately six members and one coach. At the busiest time, total occupancy would not exceed twelve people, including coaches. Sessions are 45 minutes with a 15-minute buffer between sessions to limit arrival and departure overlap.