

# Recreational Vehicle Ordinance Amendment Review

September 26, 2022



# Recreational Vehicle Parking

## Purpose:

- Consolidate all definitions found in city code to one definition
- Place Recreational Vehicle definition and regulation where appropriate
- Regulate the quantity of Recreational Vehicles permitted to be stored in the front yard

# Recreational Vehicle Parking

## Current RV Definitions

- Title 15 Buildings and Construction, Property Maintenance Code, 15.44.030 Definitions: "Recreational vehicle" means a vehicle, snowmobile, trailer, camper, or watercraft with or without a motor, designed and constructed for recreational use or as temporary living quarters for travel or vacation purposes. "Recreational vehicle includes a vehicle, snowmobile, trailer, camper, or watercraft with or without a motor, designed and constructed for recreational use. Recreational vehicle does not include human or battery powered personal apparatuses, such as bicycles, kick-scooters, or children's toys.
- Title 17 Flood Control and Water Quality, Flood Damage Prevention, 17.24.020 Definitions: "RECREATIONAL VEHICLE" means a vehicle which is:
  - A. built on a single chassis;
  - B. 400 square feet or less when measured at the largest horizontal projections;
  - C. designed to be self-propelled or permanently towable by a light duty truck;
  - D. and designed primarily not for use as a permanent dwelling but as temporary living quarters for recreational, camping, travel, or seasonal use.
- Title 19 Zoning, Definitions, 19.04.554 "Vehicle, Recreational" means a vehicle, snowmobile, trailer, camper, or watercraft with or without a motor, designed and constructed for recreational use or as temporary living quarters for travel or vacation purposes. "Recreational vehicle" does not include human or battery powered personal apparatuses, such as bicycles, kick-scooters, or children's toys.

# Recreational Vehicle Proposals

Proposed Definition: "Recreational vehicle" means a snowmobile, travel trailer, camper, motor home, fifth wheel trailer, toy hauler, or watercraft; with or without a motor, designed and constructed for recreational use or as temporary living quarters for camping, travel, or vacation purposes.

"Recreational vehicle" does not include human or battery powered personal apparatuses, such as bicycles, kick-scooters, or children's toys.

# Recreational Vehicle Proposals

## Proposed:

**Title 10 Public Peace, Morals and Welfare; Camping; Violation; 10.80.030**  
**RECREATIONAL VEHICLES AS PERMANENT DWELLINGS** Recreational vehicles shall not be used as a permanent dwelling within city limits, only for temporary living quarters of no more than twenty-one (21) days per year.

# Recreational Vehicle Proposals

- Title 19 Zoning, Off-Street Parking Requirements, 19.80.035 Parking In R-1 And R-2 Residential Zones

**A. Driveways.** A driveway shall be provided for vehicular access from the street or right-of-way to the required parking spaces of any dwelling in an R-1 or R-2 zone. The driveway shall be constructed of a durable, hard surface such as: concrete (including permeable concrete), asphalt (including permeable asphalt), brick, pavers, stone, or block. The number, location, and width of driveways shall comply with the specifications set forth in MKC 14.12.110 and MKC 14.36.060. Driveways over one hundred fifty feet in length are subject to approval by the fire marshal. The area within the front yard of any single- or two-family dwelling not occupied by a driveway or parking surface set forth above shall be landscaped in compliance with the applicable provisions of this title regulating landscaping. Driveways accessing a public street in excess of 66 feet in width shall include a means to prevent backing out onto such roadways, such as a circular drive or a perpendicular paved area to the driveway that enables the driver to turn the vehicle around, so that the vehicle can access the street without backing out onto the street. If such driveways are required, the requirement for front yard landscaping in MKC 14.12.110 is waived for the driveway area.

**B. Private vehicles.** Private vehicles parked on residential property in any R-1 or R-2 zone shall comply with the following:

1. If parked or stored on a paved surface in compliance with MKZ 19.80.030.C or MKZ 19.80.035.A, a private vehicle may be located in the front yard, side yard, or rear yard of a dwelling.
2. If parked or stored on any other type of surface, private vehicles must be behind the front line of the dwelling and screened from view from public streets or neighboring properties with a six-foot, tall (minimum) opaque fence.

# Recreational Vehicle Proposals – Option 1

- Title 19 Zoning, Off-Street Parking Requirements, 19.80.035 Parking In R-1 And R-2 Residential Zones

**C. Recreational Vehicles.** Recreational vehicles parked or stored on residential property in any R-1 or R-2 zone shall be parked or stored as provided below:

- 1. Residential Driveways in a Front Yard.** Recreational vehicles may not be parked within a front setback of a residence unless they are parked on a hard surfaced residential driveway as defined in subsection A. Recreational vehicles parked on driveways must be at least 10 feet back from the edge of the street or the public right-of-way, whichever is greater. Recreational vehicles parked on a driveway in the front yard must be licensed, operable and parked perpendicular to the street.
- 2. Side or Rear Yards.** Recreational vehicles may be parked or stored on a parking pad in a side or rear yard. A parking pad for a recreational vehicle shall extend the full length and width of the vehicle or trailer. Parking pads shall be constructed of a hard surface as defined in subsection A, or of six inches of compacted gravel and must be kept weed free.
- 3.** Recreational vehicles shall not be stored in excess of 24 hours in the public right of way, including any portions of the public right of way that are not improved.

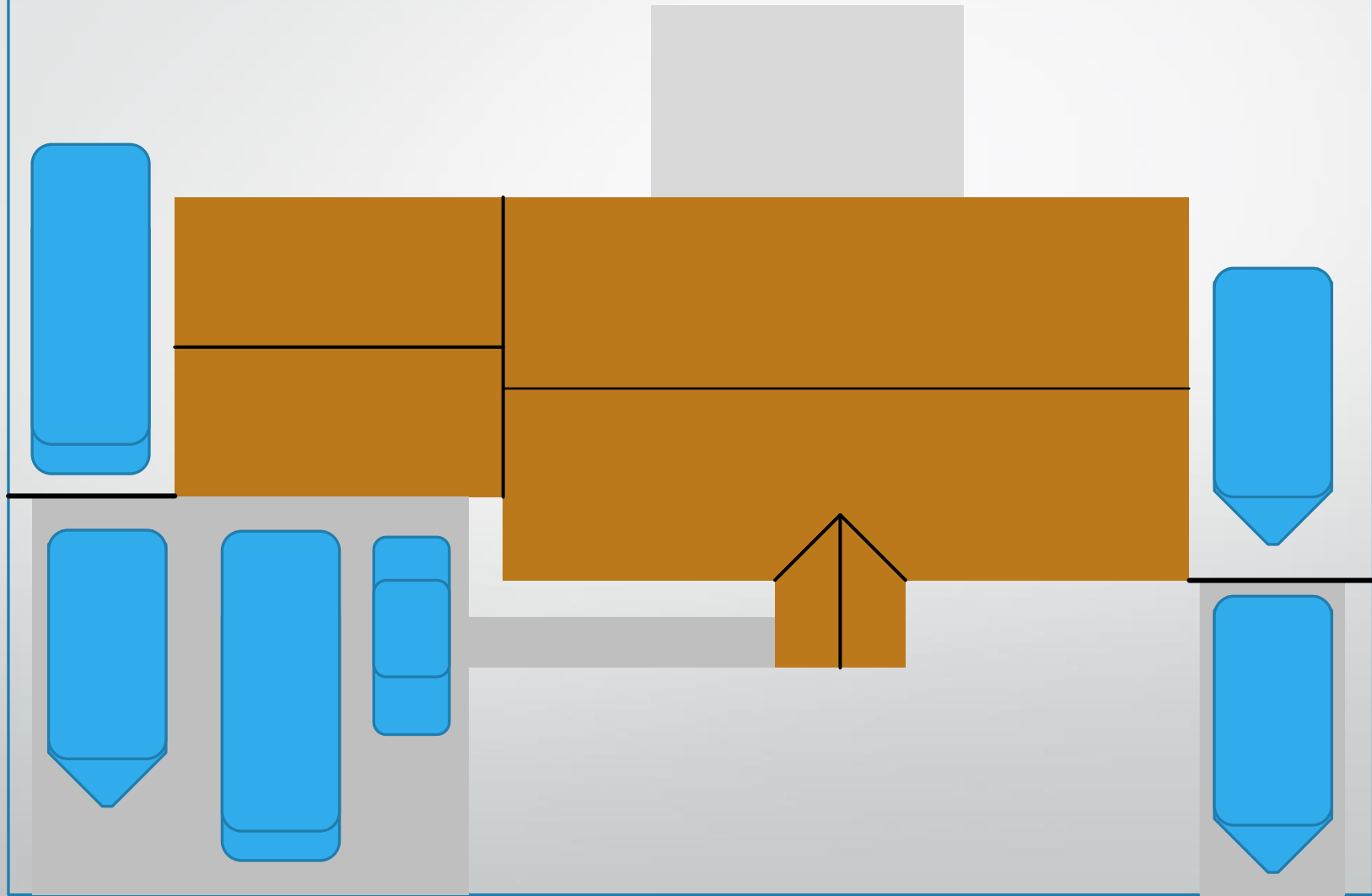
# Recreational Vehicle Proposals

- Title 19 Zoning, Off-Street Parking Requirements, 19.80.035 Parking In R-1 And R-2 Residential Zones

- D. Commercial vehicles.** Commercial vehicles shall not be parked or stored on residential property in an R-1 or R-2 zone, except in the following circumstances:
1. Commercial vehicles may be parked on a property in conjunction with lawfully permitted construction, maintenance, or site development activities so long as said activities are diligently pursued.
  2. One commercial vehicle may be parked behind the front line of the dwelling and, screened from view from public streets or neighboring properties with a six-foot tall (minimum) opaque fence or gate.
  3. One commercial vehicle may be parked in the front yard or side yard of a dwelling, in the R-1 or R-2 zones upon issuance of a permit by the City, as long as all of the following criteria are met:
    - a. No other commercial vehicle is parked or stored on the property.
    - b. The operator of the vehicle is required to be on call 24 hours a day to use the vehicle in response to an emergency;
    - c. The commercial vehicle is parked on a paved surface in compliance with MKZ 19.80.030.C or subsection A;
    - d. The commercial vehicle is parked entirely on private property, not parked on or over the street or sidewalk; and
    - e. The commercial vehicle does not exceed Class 5 (two-axle, six tire single unit trucks) in Federal Highway Administration vehicle classification.
  4. Commercial vehicles shall not be stored or parked in the public right of way, which include any portions of the public right of way that are not improved.



# Today in Millcreek



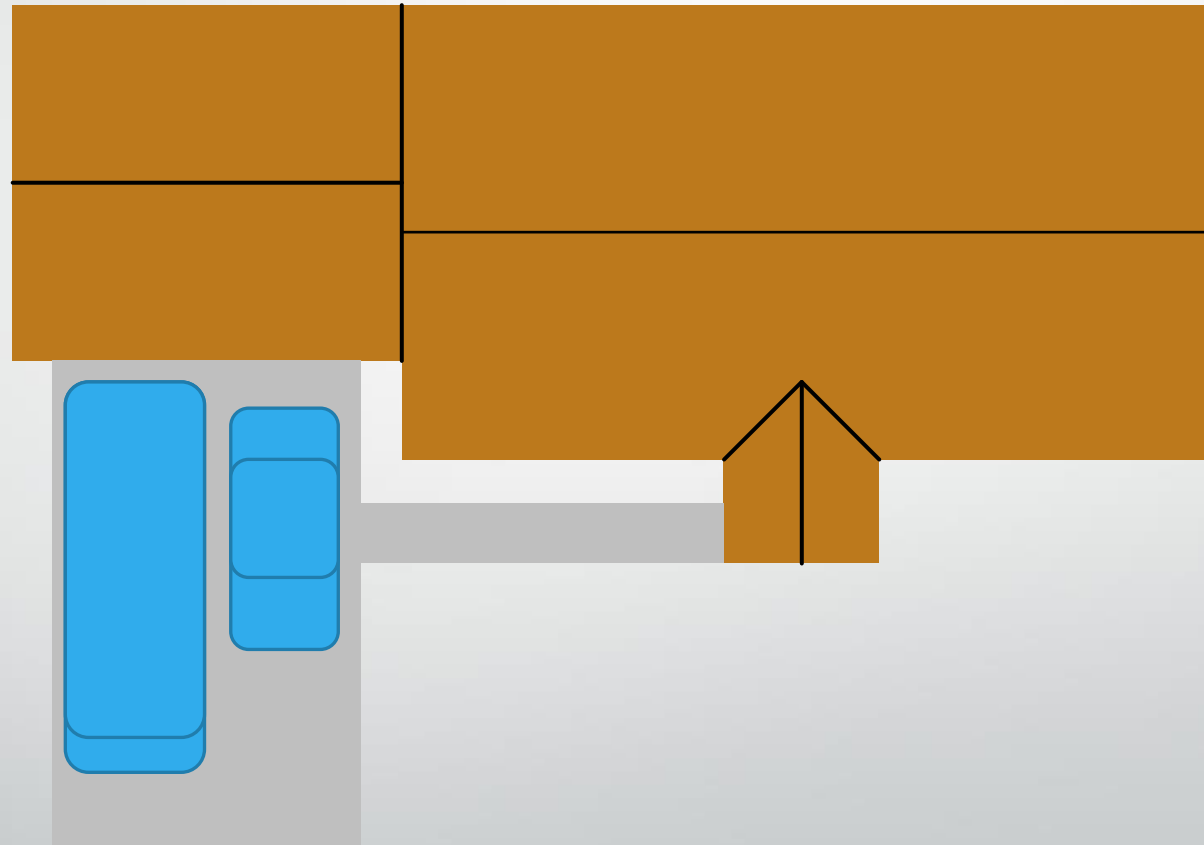
# Recreational Vehicle Proposals – Option 1

- Title 19 Zoning, Off-Street Parking Requirements, 19.80.035 Parking In R-1 And R-2 Residential Zones

C. Recreational Vehicles. Recreational vehicles parked or stored on residential property in any R-1 or R-2 zone shall be parked or stored as provided below:

1. Residential Driveways in a Front Yard. ~~Only one R~~recreational vehicles may ~~not~~ be parked within a front setback of a residence ~~if unless they are~~ parked on a hard surfaced residential driveway as defined in subsection A. Recreational vehicles parked on driveways must be at least 10 feet back from the edge of the street or the public right-of-way, whichever is greater. Recreational vehicles parked on a driveway in the front yard must be licensed, operable and parked perpendicular to the street.
2. Side or Rear Yards. Recreational vehicles may be parked or stored on a parking pad in a side or rear yard. A parking pad for a recreational vehicle shall extend the full length and width of the vehicle or trailer. Parking pads shall be constructed of a hard surface as defined in subsection A, or of six inches of compacted gravel and must be kept weed free.
3. Recreational vehicles shall not be stored in excess of 24 hours in the public right of way, including any portions of the public right of way that are not improved.

# Option One



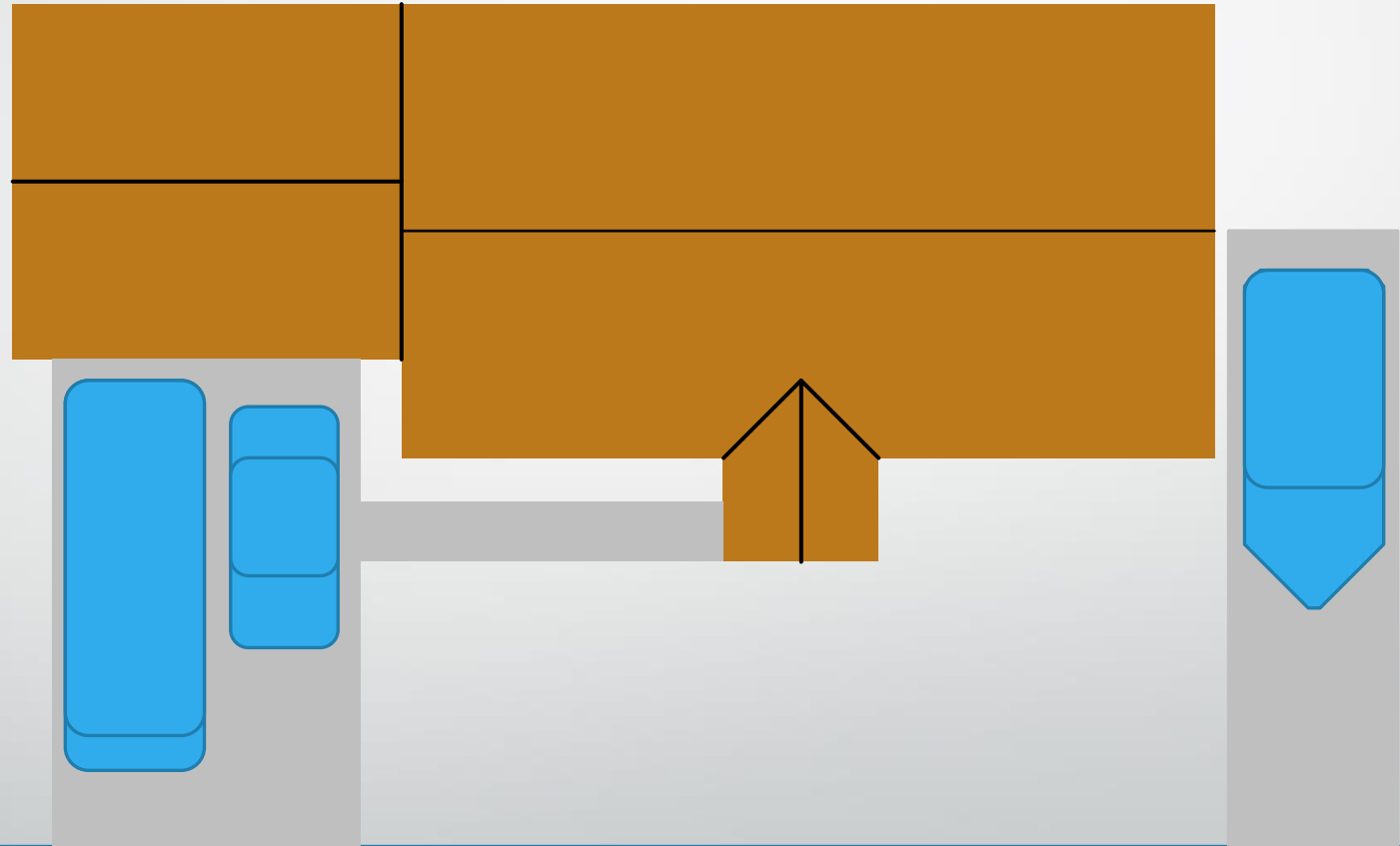
# Recreational Vehicle Proposals – Option 2

- Title 19 Zoning, Off-Street Parking Requirements, 19.80.035 Parking In R-1 And R-2 Residential Zones

C. Recreational Vehicles. Recreational vehicles parked or stored on residential property in any R-1 or R-2 zone shall be parked or stored as provided below:

1. Residential Driveways in a Front Yard. **Only one R**recreational vehicles may **not** be parked **on each driveway** within a front setback of a residence **if unless they are** parked on a hard surfaced residential driveway as defined in subsection A. Recreational vehicles parked on driveways must be at least 10 feet back from the edge of the street or the public right-of-way, whichever is greater. Recreational vehicles parked on a driveway in the front yard must be licensed, operable and parked perpendicular to the street.
2. Side or Rear Yards. Recreational vehicles may be parked or stored on a parking pad in a side or rear yard. A parking pad for a recreational vehicle shall extend the full length and width of the vehicle or trailer. Parking pads shall be constructed of a hard surface as defined in subsection A, or of six inches of compacted gravel and must be kept weed free.
3. Recreational vehicles shall not be stored in excess of 24 hours in the public right of way, including any portions of the public right of way that are not improved.

## Option Two



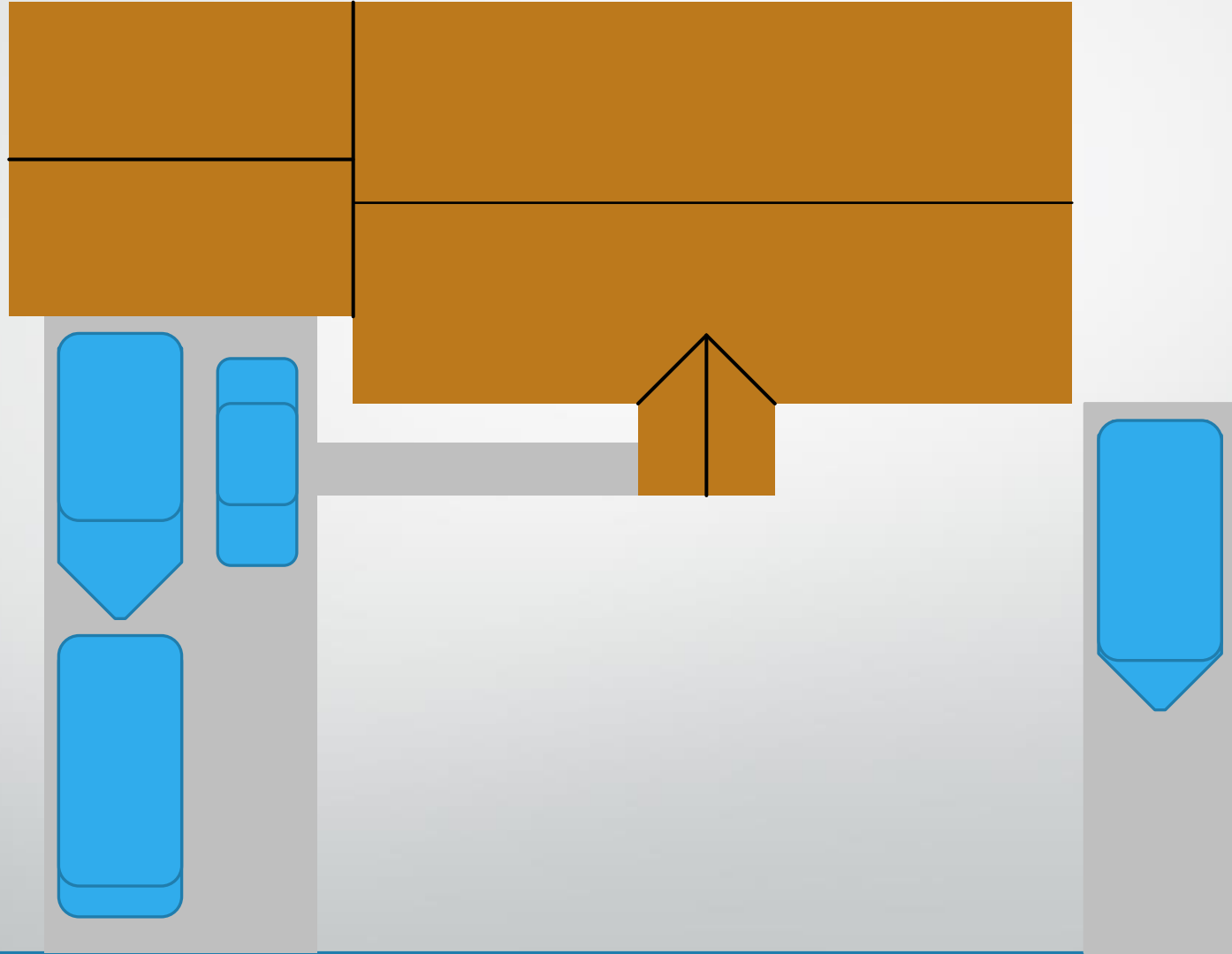
# Recreational Vehicle Proposals – Option 3

- Title 19 Zoning, Off-Street Parking Requirements, 19.80.035 Parking In R-1 And R-2 Residential Zones

C. Recreational Vehicles. Recreational vehicles parked or stored on residential property in any R-1 or R-2 zone shall be parked or stored as provided below:

1. Residential Driveways in a Front Yard. Recreational vehicles ~~may not be~~ parked within a front setback of a residence ~~shall be parked single-stacked unless they are parked~~ on a hard surfaced residential driveway as defined in subsection A. Recreational vehicles parked on driveways must be at least 10 feet back from the edge of the street or the public right-of-way, whichever is greater. Recreational vehicles parked on a driveway in the front yard must be licensed, operable and parked perpendicular to the street.
2. Side or Rear Yards. Recreational vehicles may be parked or stored on a parking pad in a side or rear yard. A parking pad for a recreational vehicle shall extend the full length and width of the vehicle or trailer. Parking pads shall be constructed of a hard surface as defined in subsection A, or of six inches of compacted gravel and must be kept weed free.
3. Recreational vehicles shall not be stored in excess of 24 hours in the public right of way, including any portions of the public right of way that are not improved.

# Option Three



Questions?

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Comments

