



Legislation Text

File #: ID 19-431, Version: 1

Agenda Item: 11(B)	Prepared By: Daniel J. Smith, AICP, Director
Business: Ordinance - First Reading	Department: Growth Management

Subject:

Ordinance - First Reading - Section 30-1007 of the Land Development Code (LDC) amendments clarifying the storage of vehicles and trailers on residential lots and adding definitions to Section 30-10.

BACKGROUND:

A City Council initiated change amending Section 30-1007 related to parking and storage of certain vehicles. This amendment was discussed at City Council and it was determined that utility trailers needed to be regulated like boat trailers for storage on residential lots.

Staff presented its changes to the Planning Board. The substantial changes are as follows:

Adding and revising definitions to Sec. 30-10. Definitions.

Recreational vehicle or equipment means vehicles or equipment primarily designed as, or which includes features (such as refrigerators, beds, awnings, supplemental air conditioners, cooking devices, sanitary system, etc.) which permit, temporary living quarters for recreational, camping, or travel use; or used in the pursuit of other recreational activities including but not limited to such as boating or fishing, or vehicles or equipment designed or modified expressly for competition and operated primarily on a track or course. Said vehicles must be maintained in operational condition. A "recreational vehicle" includes but is not limited to travel and camping trailers, truck campers, motor homes, private motor coaches, and conversion vans.

Trailer means any wheeled conveyance without motive power designed to be coupled to or drawn by a vehicle and includes but is not limited to the following types of conveyances: camping, cargo, equipment, flatbed, fifth wheel, gooseneck, landscaping, lowboy, travel trailer, vehicle hauler, boat trailer, or utility trailer.

Adding language to Sec. 30-1007. Parking and storage of certain vehicles.

(c) Trailer parking. The parking of a trailer in residentially zoned districts, or any zoning district which does permit such parking as a primary use, is prohibited except as follows:

(1) When a trailer is parked within the confines of a fully enclosed structure such that it cannot be seen from the ground level of any abutting property, public way, or waterway; or

(2) On a temporary basis, not to exceed twenty-four (24) consecutive hours, for the purpose of loading, unloading, and cleaning.

Planning Board Recommendation

This item was heard at the August 2nd Planning Board meeting and was approved 6-1 with the following changes/additions:

1. Sec. 30-1007 (c) (3); adding the language “Trailer parking is permitted on a construction site with a valid building permit.”
2. Sec. 30-1007 (e) (4). Automobiles; revise the language adding “In no event shall automobiles, vans, or pickup trucks be used for living or sleeping purposes.”

FUNDING SOURCE / FISCAL IMPACT: N / A

RECOMMENDATION:

Staff recommends the City Council approve the Ordinance as amended by the Planning Board.

POTENTIAL MOTION:

I move to approve the Ordinance on first reading.