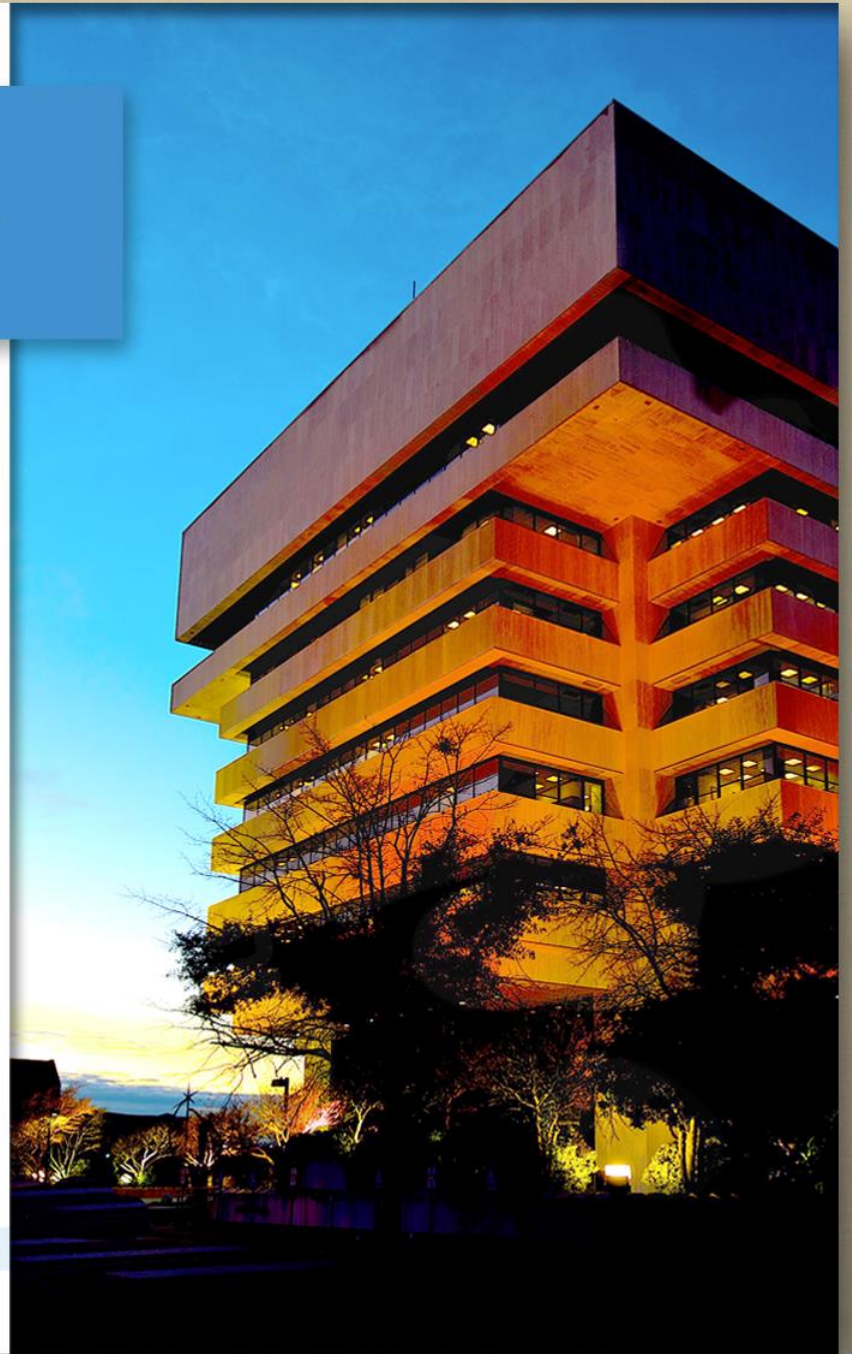


HAMPTON VA

# Briefing on RV Parking Regulations

City Council  
April 10, 2019



# Recap

- Spring of 2016: RV parking regulations suspended
- Fall of 2016: Neighborhood Commission Engaged
- Spring of 2017: Staff presents issues and options
- Fall of 2017 Community Meeting Held
- Winter 2018: Council hears results & requests greater community input
- Fall 2018: Focus group meetings held


# Current Ordinance

- Recreational vehicle is defined as:  
“A travel trailer, camper, coach, motorized dwelling, pickup camper, coach, converted bus, tent trailer or similar device used as a portable residential dwelling, boat, and amphibious houseboat, and any utility trailer used for transporting any of the above named vehicles, whether occupied by such vehicle or not.”

# Current Regulations

- Permitted on **residential** lots:
  - No greater than **28' long X 8' wide X 10' tall**
  - Meets **accessory structure setbacks**
  - **Not parked in a front yard**, except when loading or unloading (max 48 hours)
- If a recreational vehicle does not meet the requirements, it must be stored off-site

# Challenges with Current Regulations

- Difficult to enforce
    - Loading/unloading exception
    - Height and length not easy to determine
    - Ability to move recreational vehicles
  - Industry standards have evolved over time
  - Not aligned with other localities
- 

# Complaints

**5/11/2016 – 2/19/2019**

**20 complaints**

( $<1$  per month)



# Heard from the Community

- Develop the least amount of regulation to accomplish the objective
- Separate large motorhomes from other types of recreational vehicles
- Recognize that large RVs can be seen as a negative aesthetic on typical subdivision lots
- Limitations on front yard parking could be reasonable
- Large lots with large front yard setbacks should have more permissive regulations
- Some modern RVs need to be plugged in for an extended period of time
- Look into permitting some amount of short term “living” on RVs for visitors

# General Agreement to

- Repeal the current ordinance
- Separate lots over 5 acres and with at least a 100' front yard setback from other lots
- Assure side yard clearance for public safety personnel
- Treat all street frontages like front yards
- Separate motorhomes from all other recreational vehicles






# Options

The following options are with respect to typical single family lots and not lots larger than 5 acres and with a minimum front yard depth of 100'.

# Total Number of Vehicles

- a) Unrestricted for all types
  - b) Maximum of 2 motorhomes and unlimited other types
  - c) Maximum of 4 total RVs regardless of type
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# Motorhome Location

- a) Unrestricted
- b) Rear yard only
- c) Rear, unless the side yard is impassible then permit it to be parked in side or rear

# Location of other RVs

- a) Unrestricted
- b) Rear yard only
- c) Maximum of 2 in the front

# Plugged In

- a) Limit powering RVs to 48 hours (current code)
- b) No limit on time

# To pave or not to pave

- a) Do not require paved surface
- b) Require all RV parking on an improved surface
- c) Require RV parking in the front yard on an improved surface

Bonus Question:

Should pavement be limited to 50% of the front yard?

# “Living” in a Motorhome

- a) Prohibit “living” in a motorhome (current)
- b) Permit “living” in a motorhome on some limited basis (difficult to enforce)
- c) Permit “living” in a motorhome without a time limit

# Typical Lot Recommendation

- a) Total maximum number of RVs limited to 4
- b) Motorhomes in the rear, unless the side yard is impassible then permit it to be parked in side or rear
- c) Other RVs limited to 2 in the front yard
- d) No limit on time plugged in
- e) Require RV parking in the front yard on an improved surface
- f) Limit front yard impervious surface to 50%
- g) Prohibit living in a motorhome



# Large Lots Recommendation

For lots greater than 5 acres and with at least a 100' front yard depth:

- a) No total maximum number
- b) Do not limit location
- c) No limit on time plugged in
- d) Do not require paved surface
- e) Limit paving to no more than 50%
- f) Prohibit living in a motorhome