

# CITY OF BELLS

## ORDINANCE NO. 04-01-15

**AN ORDINANCE OF THE CITY OF BELLS, TEXAS, ADOPTING REGULATIONS TO THE PARKING OF RECREATIONAL VEHICLES, CAMPERS AND TRAILERS IN RESIDENTIAL DISTRICT; PROVIDING FOR A PENALTY FOR EACH INSTANCE OF VIOLATION OF THE ORDINANCE.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BELLS, TEXAS:**

**SECTION I:        Parking of Recreational Vehicles**

a.) For the purpose of interpreting this section, "Recreational Vehicle: shall mean a general term for a vehicular unit not exceeding forty (40) feet in overall length, eight (8) feet in width, or twelve (12) feet in overall height, which applies to the following specific vehicle types:

1.) Camper Trailer: A folding or collapsible vehicular structure, without its own power, designed as a temporary living quarters for travel, camping, recreation, and vacation uses.

2.) Travel Trailer: A rigid structure, without its own motive power , designed as a temporary dwelling for travel, camping, recreation, and vacation use and which when equipped for the road, has a body width of not more than eight (8) feet.

3.) Truck Camper: A portable structure, without its own motive power, designed to be transported on a power vehicle as a temporary dwelling for travel, camping, recreation, and vacation use; and which in combination with the carrying vehicle; be licensed and registered for highway use.

4.) Motor Home; A vehicular unit built on or as part of a self-propelled motor vehicle chassis, primarily designed to provide temporary living quarters for travel, camping, recreation, and vacation use; and to be licensed and registered for highway use.

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b.) Any owner of a recreational vehicle may park one such vehicle in the rear yard only of a lot in a residentially zoned district so long as the owner is the owner or occupant of such lot. Where there is no reasonable access to the rear yard, the recreational vehicle may be parked in the side yard.

d.) Where front yard parking is permitted pursuant to paragraph b, the owner shall park the recreational vehicle as follows;

- 1.) in the driveway of the residence or along the side of the driveway.
2. at an angle perpendicular to the street upon which the residence faces, and
3. in a manner in which the area of the publicly-owned parkway is maintained without encroachment.

e.) The following requirements are applicable to all parking of recreational vehicles zones area:

- 1.) A vehicle in excess of forty (40) feet in the length shall not be parked in a residentially zones district.
- 2.) Stock and utility trailers may be parked only within the rear yard area of a lot within a residentially zoned area.
- 3.) A corner lot shall be deemed to have reasonable access to the rear yard.
- 4.) When no permanent improvement exists on a lot, in addition to all other requirements provided in this article, the recreational vehicle shall be parked within the area defined by the applicable building lines of the lot.
- 5.) At no time shall such parked recreational vehicle occupied or used for living, sleeping or housekeeping purposes, except as hereinafter permitted for visiting, non- paying guests of the owner, and the exceptions listed in Section II
- 6.) A person shall not park a recreational vehicle within a public street except for the purpose of loading or unloading of the recreational vehicle, and not for a period beyond forty-eight (48) hours.

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7.) No person shall operate an auxiliary power unit or generator while the recreational vehicle is parked within a residentially zoned district.

8.) No person may store any accessory or paraphernalia of the recreational vehicle outside the recreational vehicle in the immediate area of a parked recreational vehicle.

9.) A person shall not park a trailer or utility trailer within the public street except for the purpose of loading or unloading of the trailer or utility trailer and not for a period beyond forty-eight (48) hours.

## SECTION II      Exception

a.) Recreational vehicles may be utilized as a residence if the exceptions listed are followed:

1.) If a building is erected, obtained all the required permits before construction begins, in a residentially zoned district, so long as the owner is the owner or occupant of such lot, a recreational vehicle may be parked inside said building.

2.) The Bells City Council may allow the owner of a Camper Trailer, Travel Trailer, Truck Camper or Motor Home the right to occupy the trailer at the City Councils discretion

3.) A water and sewer tap must be purchased, if needed, and city utilities must be utilized.

## SECTION III:      Penalty Provisions

Any person, firm or corporation violating any provision of this Ordinance shall be deemed guilty of a misdemeanor and upon final conviction thereof fined in an amount not exceeding two thousand dollars(\$2,000.00) for violations of all provisions that govern fire safety, public health, and sanitation, and not exceeding five hundred dollars(\$500.00) for all other violations, provided, however, that no penalty shall be greater or less than the penalty provided for the same or similar offense under the laws of the State of Texas. Each and every day any such violation continues a separate offense punishable hereunder.

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## SECTION IV: Repeal Clause

All parts of any ordinance in conflict with the provisions of this ordinance are to the extent of such conflict hereby repealed.

## SECTION V: Saving Clause

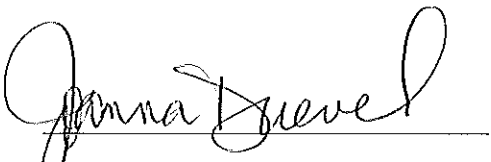
If any provision of this ordinance shall be held to be invalid or unconstitutional, the remainder of such ordinance shall continue in full force and effect the same as if such invalid or unconstitutional provision had never been a part hereof.

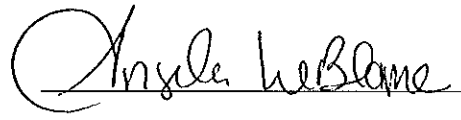
## SECTION VI Effective Date

This ordinance shall be effective upon the posting and/or publication of its caption as required by law and the City Secretary is hereby directed to implement such posting and/or publication

PASSED AND APPROVED by the City Council of the City of Bells on this the 7<sup>th</sup> of April, 2015

ATTEST:

  
Joanna Duevel, City Secretary

  
Angela LeBlanc, Mayor