

**ZONING ORDINANCE TEXT AMENDMENT (TA-24-04)**  
**Temporary Use of Major Recreational Equipment**  
**Adopted by the Board of Supervisors on September 25, 2024**

**Description:**

Proposed text amendment to amend “temporary use of major recreational equipment” per Zoning Ordinance Section 5.4 (Uses, Definitions, and Use Regulations – Temporary Uses and Structures). The purpose is to clarify that use of major recreational equipment for camping or sleeping is prohibited in the RR, OSR, DR-1, DR-2, and DR-4 zoning districts, and is allowed in the AOC and FOC zoning districts only in accordance with the “temporary camping” temporary use or other zoning approval. The text amendment also clarifies that major recreational equipment may not be used for residential purposes in these zoning districts except in accordance with the “temporary dwelling” use.

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**Ordinance Amendment Text (changes shown in bold italics with strikethroughs where necessary):**

<b>TEMPORARY USE OF MAJOR RECREATIONAL EQUIPMENT</b>	
<b>Permitted Use</b>	None
<b>Accessory Use</b>	AOC, FOC, RR, OSR, DR-1, DR-2, DR-4
<b>Special Use</b>	None

**Definition:**

The temporary parking, storage, or non-residential use of major recreational equipment on a lot.

**Use Regulations:**

The following regulations shall apply to the temporary use of major recreational equipment which includes parking and storage.

- Usage in residential zoning districts. Use of major recreational equipment for camping or sleeping is prohibited on lots zoned RR, OSR, DR-1, DR-2, and DR-4. Major recreational equipment shall only be used for residential purposes in accordance with the “temporary dwelling” use.***
- Usage in the AOC and FOC Districts. Use of major recreational equipment for camping or sleeping shall only be allowed in accordance with the “temporary camping” temporary use, or in conjunction with other zoning approval. Major recreational equipment shall only be used for residential purposes in accordance with the “temporary dwelling” use.***

~~No major recreational equipment shall be used for living, sleeping, or other occupancy on lots zoned RR, OSR, DR-1, DR-2, and DR-4 except as a temporary dwelling use.~~

3. Major recreational equipment six feet or more in average height, *that is* not parked or stored in a garage, carport, or other building, shall not be located in any required front ~~or~~ side yard, *provided however that such equipment may be temporarily parked in a required front yard for a period not to exceed 24 hours for loading and unloading. Major recreational equipment six feet or more in average height that is stored outside of a garage, carport, or other building* ~~and~~ shall be located at least three feet from all buildings.
4. Major recreational equipment that is not in operating condition shall not be parked outdoors and shall be stored in a garage, carport, or other building.

**Required Review Processes:            None**

**ARTICLE III -- DEFINITIONS**

<p><b>Recreational equipment, major</b></p>	<p>A boat, boat trailer, travel trailer, pick-up truck camper or <i>unattached</i> cap, motor coach, motorized dwelling, tent trailer, or similar recreational vehicle or equipment, as well as any cases, boxes, or towing trailers used for transporting recreational equipment, whether or not occupied by such equipment.</p>
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