

ORDINANCE NO. 4823
Zoning Text Amendment No. 2020- 09

AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, AMENDING THE MESQUITE ZONING ORDINANCE, AS PREVIOUSLY AMENDED, BY MAKING CERTAIN ADDITIONS AND DELETIONS TO SECTIONS IN PART 2 “RESIDENTIAL DISTRICTS” PERTAINING TO REQUIREMENTS FOR OFF-STREET PARKING IN RESIDENTIAL DISTRICTS; AND AMENDING THE MESQUITE CITY CODE, AS PREVIOUSLY AMENDED, BY MAKING CERTAIN ADDITIONS AND DELETIONS UNDER CHAPTER 9 AND CHAPTER 10; THEREBY UPDATING CERTAIN REGULATIONS AND OFFENSES IN BOTH CHAPTERS REGARDING THE PARKING AND STORING OF COMMERCIAL MOTOR VEHICLES, OVERSIZED VEHICLES, RECREATIONAL VEHICLES (RVs), AND TRAILERS IN RESIDENTIAL DISTRICTS; PROVIDING A REPEALING CLAUSE; PROVIDING A CONFLICTS RESOLUTION CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY CLAUSE IN AN AMOUNT NOT TO EXCEED TWO THOUSAND DOLLARS (\$2,000.00); PROVIDING FOR PUBLICATION; AND DECLARING AN EFFECTIVE DATE.

WHEREAS, these Mesquite Zoning Ordinance and Mesquite City Code text amendments provide for updates to the existing off-street and on-street parking provisions in residential districts; and

WHEREAS, it is the intent of the City Council of the City of Mesquite, Texas (“**City Council**”) to protect the public health, safety, and welfare; and

WHEREAS, the City of Mesquite, Texas, (“**City**”) is a home-rule municipality acting under its Charter adopted, and amended, by the electorate pursuant to Article 11, [Section 5](#) of the Texas Constitution and [Chapter 9](#) of the Texas Local Government Code; and

WHEREAS, a home-rule municipality has full power of local self-government, pursuant to Texas Local Government Code, Title 2, Subtitle D, Chapter 51, [Section 51.072\(a\)](#); and

WHEREAS, the City shall have the power to enact and enforce ordinances necessary to protect health, life and property and to prevent and summarily abate and remove all nuisances, and to preserve and enforce good government and order and security of the City and its inhabitants, pursuant to Article III, [Section 2](#) of the Mesquite City Charter; and

WHEREAS, a home-rule municipality may enforce ordinances necessary to protect health, life, and property and to preserve the good government, order, and security of the municipality and its inhabitants, pursuant to Texas Local Government Code, Title 2, Subtitle D, Chapter 54, [Section 54.004](#), as amended; and

WHEREAS, the City shall have the power to enact and enforce ordinances necessary to protect health, life and property and to prevent and summarily abate and remove all nuisances, and to preserve and enforce good government and order and security of the City and its inhabitants, pursuant to Mesquite City Charter, Article III, Section 2; and

WHEREAS, pursuant to Texas Transportation Code, [Section 311.001](#), a home-rule municipality has exclusive control over and under the public highways, streets, and alleys of the municipality and the municipality may control, regulate, or remove an encroachment or obstruction on a public street or alley of the municipality; and

WHEREAS, the City may regulate the location and use of buildings, other structures, and land for business, industrial, residential, or other purposes pursuant to Texas Local Government Code, Title 7, Subtitle A, Chapter 211, [Section 211.003](#); and

WHEREAS, pursuant to Mesquite City Charter, Article III, [Sec. 11](#), the City shall have the power to lay out, establish, open, alter, widen, lower, extend, grade, abandon and improve streets, alleys, sidewalks, squares, parks, public places and bridges and regulate the use thereof; and

WHEREAS, on **September 28, 2020**, the City of Mesquite Planning and Zoning Commission considered text amendments to the Mesquite Zoning Ordinance and after having given proper public notice and holding a public hearing, the Planning and Zoning Commission recommended the City Council adopt the text amendment to the Mesquite Zoning Ordinance; and

WHEREAS, the City Council finds that it is in the best interests of the citizens of the City to amend the Mesquite City Code as herein provided.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS:

SECTION 1. **Recitals Incorporated.** The City Council hereby finds and determines the recitals made in the preamble of this ordinance are true and correct, and hereby incorporates such recitals here in the body of this ordinance as if copied in their entirety.

SECTION 2. **MESQUITE ZONING ORDINANCE TEXT AMENDMENT:**
Revising Section 2-202, and Section 2-203 of the Mesquite Zoning Ordinance.

The Mesquite Zoning Ordinance, as previously amended, is hereby amended by making certain additions and deletions as identified in **EXHIBIT A**, thereby updating certain provisions regarding parking in residential areas. The amended sections of the Mesquite Zoning Ordinance shall now read as shown as shown in **EXHIBIT B**. Said exhibits are attached hereto and made a part hereof, and in all other respects said Zoning Ordinance, Parts, and Sections shall remain in full force and effect.

SECTION 3. MESQUITE CITY CODE AMENDMENT: Revising Chapters 9 and 10 of the Mesquite City Code.

The Mesquite City Code, as amended, is hereby amended as follows and as identified in **EXHIBIT C**, thereby updating certain provisions and offenses in both Chapters 9 and 10 regarding the parking of commercial motor vehicles, oversized vehicles, recreational vehicles (RVs), etc. and trailers in residential districts. Said exhibit is attached hereto and made a part hereof, and in all other respects, said Code and Chapters shall remain in full force and effect.

SECTION 4. Repealing Clause. That all ordinances or portions thereof in conflict with the provisions of this ordinance, to the extent of such conflict, are hereby repealed. To the extent that such ordinances or portions thereof are not in conflict herewith, the same shall remain in full force and effect.

SECTION 5. Conflicts Resolution Clause. In the event of an irreconcilable conflict between the provisions of another previously adopted ordinance of the City of Mesquite and the provisions of this Ordinance, the provisions of this Ordinance shall be controlling.

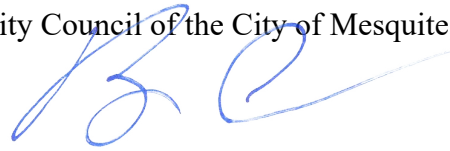
SECTION 6. Severability Clause. Should any word, sentence, paragraph, subdivision, clause, phrase or section of this ordinance be adjudged or held to be void or unconstitutional, the same shall not affect the validity of the remaining portions of said ordinance, the Mesquite City Code, as hereby or previously amended, or the Mesquite Zoning Ordinance, as hereby or previously amended, which shall remain in full force and effect.

SECTION 7. Penalty Clause. Generally. Nothing in this ordinance prohibits the City from pursuing civil and criminal enforcement remedies and penalties concurrently or availing itself of any other remedy allowed by law. **Criminal.** Any violation of the provisions or terms of this ordinance by any “person,” (as defined in Mesquite City Code, Chapter 1, [Section 1-2](#)) shall be deemed a Class C Misdemeanor criminal offense, and upon conviction thereof, shall be subject to a penalty of fine not to exceed TWO THOUSAND DOLLARS (\$2,000.00) for each offense, as provided in Mesquite City Code, Chapter 1, [Section 1-6](#), as amended. **Civil.** The City may also file a civil action for enforcement of this ordinance. **Maximum penalties.** If the maximum penalties provided for by this ordinance for an offense or civil action is greater than the maximum penalty provided for the same offense or civil action under the laws of the State of Texas, the maximum penalty for violation of this ordinance for such offense or civil action shall be the maximum penalty provided by the laws of the State of Texas.

SECTION 8. Publication. This ordinance shall be published in the City’s official newspaper in accordance with Mesquite City Charter, Article IV, [Section 24](#).

SECTION 9. Effective Date. This ordinance after its passage and publication shall take effect on, and be in force from and after, five (5) days after publication thereof, in accordance with Mesquite City Charter, Article IV, [Section 24](#), and it is accordingly so ordained.

DULY PASSED AND APPROVED by the City Council of the City of Mesquite, Texas,
on this the **2nd day of NOVEMBER 2020**.



Bruce Archer
Mayor

ATTEST:



Sonja Land
City Secretary

APPROVED AS TO LEGAL FORM:



David L. Paschall
City Attorney

EXHIBIT A
To Ordinance No. 4823
ZTA 2020-09

Mesquite Zoning Ordinance

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PART 2. – RESIDENTIAL DISTRICTS

* * *

2-200 – USE REGULATIONS.

* * *

2-202 – General conditions.

* * *

E. GARAGE CONVERSIONS

1. Relocation of converted parking spaces required. Garage conversions shall require relocation of the converted parking spaces, that once existed behind the building line on the lot, such that the total off-street parking spaces on the lot is not reduced from what existed prior to the garage conversion.

~~The requirements of this ordinance regarding covered parking, parking behind the building line, and minimum masonry exterior shall not be interpreted to prevent the conversion of an attached garage to living area, provided that 2 approved, off-street parking spaces remain available on the lot.~~

~~1.2. Building permit(s).~~ Building permits are required for garage conversions.

~~2.3. Special Exception: Garage Conversion – Relocation of Converted Parking Not Required.~~ The Board of Adjustment may approve a Special Exception, in accordance with the approval standards in Section 5-206 (L), to authorize a garage conversion with no requirement to relocate the converted parking spaces, as required above in Sub-Section 2-202 (E)(1), so long as two (2) approved off-street parking spaces remain on the lot.

* * *

2-203. – Schedule of Permitted Uses.

* * *						
B. NONRESIDENTIAL USES						
* * *						
	AG	R	D	TNMR	A	Special Conditions
* * *						
14. RESIDENTIAL CARE FACILITIES						
a. Personal Care Home	P	P	P	P	P	See generally, Section 2-800 #14: Ord.4210/4-16-2012
b. Community Home (6 or fewer persons)	P	P	P	P	P	SIC 836; Requires State licensing; Permits only homes complying with the Community Homes for Disabled Persons Location Act; Classify all others as Group Homes. <u>Establishment of a Community Home shall require compliance with Section 2-401.</u>
c. Group Home (7 to 15 persons)	C	C	C	P	P	SIC 836; Requires State licensing; Classify facilities for delinquents and offenders as SIC 9223; See 3-203. <u>Establishment of a Group Home shall require a minimum of four off-street parking spaces, located behind the front building line.</u>
d. Residential Care Institution (16 or more persons)					P	SIC 836 <u>Establishment of a Residential Care Institution shall require a minimum of one off-street parking space, located behind the front building line, for every four residents.</u>
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EXHIBIT B
To Ordinance No. 4823
ZTA 2020-09

Mesquite Zoning Ordinance

* * *

PART 2. – RESIDENTIAL DISTRICTS

* * *

2-200 – USE REGULATIONS.

* * *

2-202 – General conditions.

* * *

E. GARAGE CONVERSIONS

1. *Relocation of converted parking spaces required.* Garage conversions shall require relocation of the converted parking spaces, that once existed behind the building line on the lot, such that the total off-street parking spaces on the lot is not reduced from what existed prior to the garage conversion.
2. *Building permit(s).* Building permits are required for garage conversions.
3. *Special Exception: Garage Conversion – Relocation of Converted Parking Not Required.* The Board of Adjustment may approve a Special Exception, in accordance with the approval standards in [Section 5-206](#) (L), to authorize a garage conversion with no requirement to relocate the converted parking spaces, as required above in Sub-Section 2-202 (E)(1), so long as two (2) approved off-street parking spaces remain on the lot.

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2-203. – Schedule of Permitted Uses.

* * *						
B. NONRESIDENTIAL USES						
* * *						
	AG	R	D	TNMR	A	Special Conditions
* * *						
14. RESIDENTIAL CARE FACILITIES						
a. Personal Care Home	P	P	P	P	P	See generally, Section 2-800 #14: Ord.4210/4-16-2012
b. Community Home (6 or fewer persons)	P	P	P	P	P	SIC 836; Requires State licensing; Permits only homes complying with the Community Homes for Disabled Persons Location Act; Classify all others as Group Homes. Establishment of a Community Home shall require compliance with Section 2-401.
c. Group Home (7 to 15 persons)	C	C	C	P	P	SIC 836; Requires State licensing; Classify facilities for delinquents and offenders as SIC 9223; See 3-203. Establishment of a Group Home shall require a minimum of four off-street parking spaces, located behind the front building line.
d. Residential Care Institution (16 or more persons)					P	SIC 836 Establishment of a Residential Care Institution shall require a minimum of one off-street parking space, located behind the front building line, for every four residents.
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EXHIBIT C

To Ordinance No. 4823

MESQUITE CITY CODE

Chapter 9 – MOTOR VEHICLES AND TRAFFIC

* * *

ARTICLE VI. – STOPPING, STANDING AND PARKING

DIVISION 1. – COMMERCIAL MOTOR VEHICLES, OVERSIZED VEHICLES, RECREATIONAL VEHICLES (RVs), ETC. AND TRAILERS

Sec. 9-166. - Definitions.

* * *

Commercial motor vehicle shall mean:

- (1) a *commercial motor vehicle*, as defined by [Section 522.003](#) in the Texas Transportation Code, as amended, and includes a vehicle meeting that definition regardless of whether the vehicle is used for a commercial purpose; and
- (2) a road tractor, truck tractor, pole trailer, or semitrailer, as those terms are defined by [Section 541.201](#) in the Texas Transportation Code, as amended.

State law reference – V.T.C.A. Transportation Code, Title 7, Subtitle C, Chapter 545, Subchapter G, [§545.307](#).

* * *

Oversized vehicle shall mean, unless otherwise provided, any vehicle:

- (1) greater than twenty-two (22) feet in length; or
- (2) greater than eight (8) feet in width; or
- (3) greater than ten (10) feet in height.

Regardless of size, the term *oversized vehicle* shall include, but may not be limited to, step vans, tow trucks, panel trucks, cargo vans, bobtail trucks, bucket trucks, platform trucks and other similar vehicles. A *recreational vehicle (RV)* or *trailer*, as defined in this Section, regardless of its width or height, shall not be considered an “oversized vehicle” unless the RV or trailer exceeds thirty-five (35) feet in length. The length of an *oversized vehicle* shall be measured by the distance from end to end of the vehicle, not including the tow bar, if applicable, for connection to another vehicle.

* * *

Recreational vehicle (RV) means either a nonautomotive vehicle or a motor vehicle, portable in structure and designed to be transported over the highways and containing living or sleeping accommodations, such structure being designed and used commonly for temporary human habitation during travel for business, recreation, or pleasure purposes. The term “recreational vehicle” may include the terms “travel trailer,” “camper,” “motor home” or other campers or RVs designed for transportation on a pickup truck, towed behind a pickup truck, or by utilizing its own motor. A *recreational vehicle (RV)*, regardless of its width or height, shall not be considered an “oversized vehicle” unless the RV exceeds thirty-five (35) feet in length. The length of a *recreational vehicle (RV)* shall be measured by the distance from end to end of the vehicle, not including the tow bar, if applicable, for connection to another vehicle.

Trailer means a vehicle without motive power designed or used for carrying property, animals, or passengers wholly on its own structure and to be towed by a motor vehicle. *Trailers* include, but may not be limited to, boat trailers, covered trailers, flatbed trailers, horse trailers, and utility trailers. A *trailer*, regardless of its width or height, shall not be considered an “oversized vehicle” unless the *trailer* exceeds thirty-five (35) feet in length. The length of a *trailer* shall be measured by the distance from end to end of the vehicle, not including the tow bar for connection to another vehicle.

* * *

[Editor's NOTE: Repeal and replace Sec. 9-167 with the following text.]

Sec. 9-167. – Commercial motor vehicles, oversized vehicles, recreational vehicles (RVs), and trailers — Parking or storing on public streets, alleys, etc. prohibited.

(a) Offenses.

Unless otherwise provided, it shall be unlawful for any owner, person, or person in control of any of the following, to leave, park or stand, or permit the leaving, parking or standing of such vehicle or trailer upon any public street, alley, parkway, boulevard or other property owned or controlled by any unit of government:

- (1) commercial motor vehicle;
- (2) oversized vehicle;
- (3) recreational vehicle (RV) (for a period in excess of twenty-four (24) hours);
- (4) trailer; and
- (5) boats or boat trailers.

Cross reference – Definitions, [Section 9-166](#).

(b) Defenses.

It shall be a defense to prosecution and the provisions of subsection 9-167(a) shall not apply where:

- (1) when the vehicle or trailer is being utilized for street construction, maintenance, or repairs;
- (2) operations by a public utility, or other business, for the purpose of extending, inspecting, or maintaining the facilities of such public utility;
- (3) passenger buses taking on or discharging passengers at an approved bus stop;
- (4) parking in a loading zone for the purpose of loading or unloading freight or merchandise to a lawfully zoned business;
- (5) the expeditious delivery or picking-up of merchandise to or from a specific designated location;
- (6) the expeditious loading or unloading of personal property to or from a specific designated location;
- (7) experiencing a mechanical defect making it unsafe or impossible to proceed, for such period of time as emergency repairs are made or, if repairs cannot be made in a timely manner, until a tow truck arrives;
- (8) an emergency vehicle or trailer operating in response to any emergency call or being used in a disaster relief operation;
- (9) operations for public service, such as garbage pickup, street repair, and water service;
- (10) a recreational vehicle (RV) is parked on any City street for a period of less than twenty-four (24) hours; and
- (11) passenger vehicles for personal use such as a dual rear-wheel truck (DRW) sometimes referred to as a “dually.”

[Editor's NOTE: Repeal and replace Sec. 9-168 with the following text.]

Sec. 9-168. – Commercial motor vehicles, oversized vehicles, and other vehicles or equipment — Parking or storing on private property in residential districts prohibited.

(a) **Offenses.** Unless otherwise provided, it shall be unlawful for any owner, person, or person in control of any of the following, to leave, park or stand, or permit the leaving, parking or standing of the vehicle or other equipment upon private property located within a residential zoning district:

- (1) commercial motor vehicle;
- (2) oversized vehicle; and
- (3) a race car, dune buggy, utility platform truck, farm equipment, or other similar vehicle or equipment not designated for public street operation, unless stored in a fully enclosed garage or similar structure or it is screened from view on all sides by a solid wall or fence not less than six (6) feet high and is parked on an improved surface as required in [Sec. 10-14](#).

Cross reference – Definitions, [Section 9-166](#).

(b) **Defenses.**

It shall be a defense to prosecution and the provisions of subsection 9-168(a) shall not apply where:

- (1) construction, maintenance, or repairs are occurring;
- (2) operations by a public utility, or other business, for the purpose of extending, inspecting, or maintaining the facilities of such public utility;
- (3) passenger buses taking on or discharging passengers at an approved bus stop;
- (4) parking in a loading zone for the purpose of loading or unloading freight or merchandise to a lawfully zoned business;
- (5) the expeditious delivery or picking-up of merchandise to or from a specific designated location;
- (6) the expeditious loading or unloading of personal property to or from a specific designated location;
- (7) experiencing a mechanical defect making it unsafe or impossible to proceed, for such period of time as emergency repairs are made or, if repairs cannot be made in a timely manner, until a tow truck arrives;
- (8) an emergency vehicle or trailer operating in response to any emergency call or being used in a disaster relief operation;
- (9) operations for public service, such as garbage pickup, street repair, and water service;
- (10) leaving, parking, or standing is authorized as an accessory use by the Mesquite Zoning Ordinance; and
- (11) passenger vehicles for personal use such as a dual rear-wheel truck (DRW) sometimes referred to as a “dually.”

[*Editor's note: Renumber existing Section 9-169 titled "Parking of commercial motor vehicles in non-compliance with zoning restrictions prohibited" to Sec. 9-170.*]

Sec. 9-169. – Recreational vehicles (RVs) and trailers — Parking or storing on private property in residential districts regulated.

(a) Parking or storing recreational vehicles (RVs) and trailers is permissible in residential districts under certain conditions and locations.

(1) *Conditions.* A recreational vehicle (RV) or trailer, as defined in [Section 9-166](#), shall be allowed to be parked or stored, upon private property in residential districts, under the following conditions:

- a. *Parking on an improved surface required.* The recreational vehicle (RV) or trailer must be parked or stored on an improved surface in accordance with [Sec. 10-14](#).
- b. *Capable of being lawfully operated.* The recreational vehicle (RV) or trailer must be parked or stored in accordance with the requirements in [Sec. 10-164](#).
- c. *Limits.* Limit of (2) two per single family lot such that the following combinations are permissible:
 1. Two (2) RVs; or
 2. Two (2) Trailers; or
 3. One (1) RV and one (1) Trailer.

(2) *Locations.* A recreational vehicle (RV) or trailer, capable of being lawfully operated, shall be allowed to be parked or stored upon private property in residential districts under the conditions identified above in Sec. 9-169(a)(1), and in the following locations:

- a. anywhere on a lot with a dwelling, provided that the RV or trailer shall not overhang the property line(s) and shall not overhang or block a sidewalk; or
- b. in a fully enclosed garage or similar structure; or
- c. when an RV or trailer is not capable of being lawfully operated or is otherwise identified as a nuisance in accordance with [Sec. 10-164](#), it shall be parked or stored in a fully enclosed garage or other structure, or screened from view on all sides by a solid wall or fence not less than six (6) feet high as required in [Sec. 10-164](#), and shall also be parked on an improved surface as required in [Sec. 10-14](#).

(b) Offenses.

- (1) It shall be unlawful to place, park, or maintain any *recreational vehicle (RV)* or *trailer*, upon private property in residential districts, when in violation of this section.
- (2) It shall be unlawful to place, park, or maintain any *recreational vehicle (RV)* or *trailer*, upon private property in residential districts, when:
 - a. parked on any unimproved surface in violation of [Sec. 10-14](#);
 - b. parked or stored in violation of [Sec. 10-164](#);
 - c. the RV or trailer exceeds thirty-five (35) feet in length (length is the distance from end to end of the vehicle, not including the tow bar for connection to another vehicle); and
 - d. stored or parked in excess of the limits as provided above in Sec. 9-169 (a)(1)(c).
- (3) It shall be unlawful to occupy a *recreational vehicle (RV)* while in the City for a period in excess of twenty-four (24) hours, except when located in an approved area as may be described in the Mesquite Zoning Ordinance.
- (4) It shall be unlawful to connect a *recreational vehicle (RV)* to public or private utilities, except when located in an approved area as may be described in the Mesquite Zoning Ordinance.

Cross reference – Definitions, [Section 9-166](#).

(c) Defenses.

It shall be a defense to prosecution and the provisions of Sec. 9-169 (b) shall not apply where:

- (1) construction, maintenance, or repairs are occurring;
- (2) operations by a public utility, or other business, for the purpose of extending, inspecting, or maintaining the facilities of such public utility;
- (3) passenger buses taking on or discharging passengers at an approved bus stop;
- (4) parking in a loading zone for the purpose of loading or unloading freight or merchandise to a lawfully zoned business;
- (5) the expeditious delivery or picking-up of merchandise to or from a specific designated location;
- (6) the expeditious loading or unloading of personal property to or from a specific designated location;
- (7) experiencing a mechanical defect making it unsafe or impossible to proceed, for such period of time as emergency repairs are made or, if repairs cannot be made in a timely manner, until a tow truck arrives;
- (8) an emergency vehicle or trailer operating in response to any emergency call or being used in a disaster relief operation;
- (9) operations for public service, such as garbage pickup, street repair, and water service; and
- (10) leaving, parking, or standing is authorized as an accessory use by the Mesquite Zoning Ordinance.

Sec. 9-170. – Parking of commercial motor vehicles in non-compliance with zoning restrictions prohibited.

*[Editor's note: Renumber existing [Section 9-169](#) titled "Parking of commercial motor vehicles in non-compliance with zoning restrictions prohibited" to **Sec. 9-170** and move the contents here.]*

* * *

*[Editor's note: Renumber existing [Section 9-170](#) currently titled "Same-Not to affect truck route regulations" to **Sec. 9-171** and re-title the Section "Commercial motor vehicles commonly known as "eighteen wheelers" shall operate in accordance with truck routes" and move the contents here.]*

Sec. 9-171. – Commercial motor vehicles commonly known as "eighteen wheelers" shall operate in accordance with truck routes.

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DIVISION 2. – PROHIBITED IN SPECIFIC PLACES

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[Editor's NOTE: Repeal Section 9-204 titled "Parking of boats and boat trailers on public streets" and reserve the Section.]

Sec. 9-204. – Reserved.

[Editor's NOTE: Repeal Section 9-205 titled "Parking of trailers prohibited on public streets" and reserve the Section.]

Sec. 9-205. – Reserved.

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Chapter 10 – Offenses – Miscellaneous

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ARTICLE I. – IN GENERAL

* * *

[Editor’s NOTE: Repeal Section 10-13 titled “Mobile homes and recreational vehicles” and reserve the Section.]

Sec. 10-13. – Reserved.

Sec. 10-14. – Parking on unimproved surfaces prohibited.

(a) It shall be unlawful and an offense for any person, within any zoning district other than industrial, to cause, suffer or permit the parking, standing or storing of a vehicle or equipment upon any surface other than an improved surface.

(b) *Definitions.* For purposes of this section:

(1) *Vehicle or equipment* shall include boats and boat trailers, campers and camper cabins, house trailers, mobile homes, motorcycles, motor homes, motor vehicles, passenger motor vehicles, recreational vehicles (RVs), trailers, trucks, farm machinery, or similar equipment.

[Editor’s NOTE: The remaining sub-sections (b)(2) and (b)(c) remain unchanged.]

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[Editor’s NOTE:

Repeal sub-section (c) titled “Limitation on parking in rear yard” and re-letter the remaining sub-sections accordingly.]

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