

Ordinance No. 6082

AN ORDINANCE TO AMEND CERTAIN PROVISIONS CONCERNING TRAVEL PARKS BY AMENDING CHAPTER 15.52 OF THE RAPID CITY MUNICIPAL CODE

WHEREAS, the City of Rapid City has adopted regulations concerning travel parks in Chapter 15.52 of the Rapid City Municipal Code; and

WHEREAS, travel parks must seek and receive an annual operational permit from the City pursuant to Chapter 15.52; and

WHEREAS, Chapter 15.52 contains two provisions that concern fees for the operating permit that provide two different methods for calculating the fees; and

WHEREAS, the City has adopted a fee resolution setting forth the City's fees for the travel parks operating permits, among other things; and

WHEREAS, the City wishes to amend some provisions in Chapter 15.52 to remove the inconsistent provisions related to fees and to instead state that the fees shall be set by resolution of the Common Council; and

WHEREAS, the City wishes to simplify regulations for stands and spaces by merging the provisions in R.C.M.C. 15.52.160 and 15.52.170; and

WHEREAS, an additional provision requiring compliance with the current applicable National Fire Protection Association (NFPA) standards and with other applicable national standards and regulations is needed for new travel parks; and

WHEREAS, the Common Council believes it to be in the best interests of the health, safety, and general welfare of its citizens to amend certain provisions in R.C.M.C. Chapter 15.52 to clarify regulations for travel parks licensed by the City.

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.030 of the Rapid City Municipal Code is hereby amended to read in its entirety as follows:

15.52.030 Application.

A. An application for a travel park permit shall be as regulated hereunder.

B. The application for a permit shall be filed with and issued by the Building Inspection Department upon approval of the Common Council. Each application shall be accompanied by 3 copies of the plot plan drawn to scale and prepared by a licensed engineer or architect. The copies shall be reviewed and approved by the Building Inspector, the Health Department and the Common Council. The application fee for an initial permit shall be set by resolution of the Common Council~~accompanied by a minimum fee of \$25 plus \$1 for every 10 spaces or fraction~~

thereof over the minimum of 100 spaces. The following information shall be shown on the application:

1. Location and legal description of the proposed travel park;
2. Plans and specifications of all buildings, improvements, facilities and spaces constructed or to be constructed within the travel park;
3. Proposed use of buildings and spaces shown on the site;
4. The location and size of all recreational vehicle spaces;
5. Location of all points of entry and exit for motor vehicles and internal circulation pattern;
6. The location of all landscaping to be provided;
7. The location of all lighting and standards thereof to be provided;
8. Location of all walls and fences indicating height and materials of construction;
9. Name and address of the applicant;
10. Such other architectural and engineering data as may be required to permit the Building Inspector and Common Council to determine if the provisions of this chapter are being complied with.

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.040 of the Rapid City Municipal Code is hereby amended to read in its entirety as follows:

15.52.040 Authorization authority.

New Travel parks will be allowed only with the approval of the Planning Commission pursuant to Title 17. An application for an initial operating permit for a new travel park shall be reviewed by the and Common Council. Thereafter, renewal operating permits shall be reviewed by staff.

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.060 of the Rapid City Municipal Code is hereby amended to read in its entirety as follows:

15.52.060 Term.

Travel parks will be licensed permitted annually and a fee will be charged as set by resolution of the Common Council.

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.070 of the Rapid City Municipal Code is hereby deleted in its entirety:

15.52.070 Fee.

~~The permit fee for operating a travel park shall be \$35 per year for the first 10 trailer spaces and an additional \$.50 per year for each trailer space in excess of 10. Any travel park adding a trailer space during a permit year shall pay the sum of \$.50 for each space so added, for the unexpired portion of the year.~~

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.160 of the Rapid City Municipal Code is hereby amended to read in its entirety as follows:

15.52.160 Spaces.

A. Vehicle access. Spaces shall be so located in relation to internal streets as to provide for convenient vehicular ingress and egress if the space is intended for use by wheeled units.

B. Maneuvering room. Where back-in or back-out spaces are used, appropriate maneuvering room shall be provided in the adjacent internal street and within the space, and where there are obstacles within potential maneuvering areas which might not be seen by a driver, the limits of the safe area shall be indicated in a manner clearly visible to the driver and ground blocks may be required to prevent backing into obstacles.

C. Numbered spaces. ~~That s~~ Spaces shall be numbered to facilitate location by emergency vehicles as approved by City.

D. Pull-through preference. Where reasonably possible without excessive destruction of trees or other vegetation, particularly in campgrounds or portions of campgrounds intended for use by travel trailers, preference shall be given to a pull-through arrangement, so that no backing is necessary.

E. Tent spaces. Where spaces are to be used exclusively for erection of tents on the ground, it shall not be required to provide for vehicular access onto such spaces, but parking areas shall be provided within 100 feet thereof. If use is to be restricted to tents to be erected on the ground, the space shall have a level surface suitable for erection of a tent, free of rocks, roots or other impediments to the driving of pegs to the depth of at least 8 inches, and graded and drained to prevent flow of surface water into or under tents erected on it.

F. Sufficient area. No minimum dimensions are specified for spaces, but spaces shall be of such size and be so located and improved in the spaces as to provide for the types of units which are intended to use them. eEach space shall provide a stand sufficient area for occupation by the unit or tent that is suitable for the use as to grade, access, clearances, open spaces, etc. (unless used exclusively for erection of tents with no vehicles permitted) and t Within each space there shall be provided a living area suitably located and improved for outdoor use by occupants of units not to be occupied by units or towing vehicles, such space to be at least 10 feet minimum dimension and 200 square feet in area and so located as to be easily accessible from the entry side of units as normally parked and oriented within spaces. The clearance and open spaces specified herein and the boundaries of each stand and space shall be clearly indicated.

G. Access to facilities. Spaces for dependent units shall be located within at least 300 feet by normal pedestrian routes of toilet, washroom and bath facilities. Spaces for self-contained units operating as such may be located more than 300 feet, but not more than 500 feet by normal pedestrian routes of toilet, washroom and bath facilities.

H. Parking area for wheeled units. ~~Thus, where use by wheeled units is intended, vehicular access must be provided to the space.~~ Spaces for wheeled units shall provide a smooth, hard, dense, well-drained, dust-free surface level or of a grade not to exceed five percent. Parking areas shall be so located that, when used, clearances from units, including attached awnings and the like shall be as follows:

1. From units on adjoining spaces: 15 feet;
2. From common walkways, internal streets or parking areas: 15 feet;
3. From buildings containing uses not likely to disturb space occupants: 15 feet;
4. From portions of buildings containing uses which would be disturbing to space occupants: 25 feet.

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.170 of the Rapid City Municipal Code is hereby deleted in its entirety:

~~15.52.170 Stands.~~

~~—A. Stands shall be of such size and be so located and improved in the spaces as to provide for the types of units which are intended to use them. Thus, where use by wheeled units is intended, vehicular access must be provided to the stand. If use is to be restricted to tents to be erected on the ground, the stand shall have a level surface suitable for erection of a tent, free of rocks, roots or other impediments to the driving of pegs to the depth of at least 8 inches, and graded and drained to prevent flow of surface water into or under tents erected on it. Stands for wheeled units shall provide a smooth, hard, dense, well-drained, dust-free surface level or of a grade not to exceed ~~5~~five percent. Stands shall be so located that when used clearances from units, including attached awnings and the like shall be as follows:~~

- ~~—1. From units on adjoining stands: 15 feet;~~
- ~~—2. From common walkways, internal streets or parking areas: 15 feet;~~
- ~~—3. From buildings containing uses not likely to disturb stand occupants: 15 feet;~~
- ~~—4. From portions of buildings containing uses which would be disturbing to stand occupants: 25 feet.~~

~~—B. Within each space there shall be provided a living area suitably located and improved for outdoor use by occupants of units not to be occupied by units or towing vehicles, such space to~~

~~be at least 10 feet minimum dimension and 200 square feet in area and so located as to be easily accessible from the entry side of units as normally parked and oriented on stands.~~

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.190 of the Rapid City Municipal Code is hereby amended to read in its entirety as follows:

15.52.190 Electrical hookups.

Each space shall be equipped with 1 electrical hookup, with a minimum of 120 volts, 30 ampere with ground on conduit support. All electrical lines shall be installed underground. Electric hookups must meet the standards of the currently adopted electrical code applicable to National Fire Protection Association Code 501-D-1971 A119.4-1971 for recreational travel parks.

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that Section 15.52.260 of the Rapid City Municipal Code is hereby adopted in its entirety as follows:

15.52.260 Compliance with NFPA.

Upon adoption of this provision, new travel parks not previously permitted pursuant to Article II of this Chapter shall comply with the current NFPA standard or any other applicable national code or standard for travel parks, recreational vehicle parks, and/or campgrounds. Where these codes or standards conflict with provisions of this Chapter, the more stringent requirements shall apply. Modifications to the code provisions may be sought pursuant to Chapter 15.04.

CITY OF RAPID CITY

Mayor

ATTEST

Finance Officer

(seal)

First Reading:
Second Reading:
Published:
Effective: