



**CITY OF NEWPORT  
CITY COUNCIL WORKSHOP  
NEWPORT CITY HALL**

**January 20, 2022 – IMMEDIATELY FOLLOWING THE REGULAR COUNCIL MEETING**

May Be Held Electronically

<https://us02web.zoom.us/j/83549615496?pwd=emdldkJoK1VXWWZja1lwcXRoeGdhdz09>

MAYOR: Laurie Elliott  
COUNCIL: Kevin Chapdelaine  
Tom Ingemann  
Marvin Taylor  
Rozlyn Johnson

City Administrator:  
Supt. of Public Works:  
Fire Chief:  
Asst. to the City Admin:  
Law Enforcement (WCSO):

Deb Hill  
Bruce Hanson  
Steven Wiley  
Travis Brierley  
Bill Harrell

**AGENDA**

1. CALL TO ORDER
2. ROLL CALL
3. I&I PROJECT SCOPE
4. RESIDENTIAL PARKING ORDINANCE
5. FUTURE MEETING AGENDA ITEMS
6. ADJOURNMENT



# MSA Engineer's Report

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**To:** Honorable Mayor and City Council  
Ms. Deb Hill, City Administrator

**From:** Jon Herdegen, P.E. – City Engineer

**Subject:** Sanitary Sewer Lateral Lining – Scope/Proposal

**Date:** January 13, 2022 – For the Jan 20<sup>th</sup> City Council Meeting

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Enclosed for the Council's review and consideration is a project scope and proposal for the Sanitary Sewer Lateral Lining and Manhole Sealing project.

### Background

The City of Newport was awarded a \$2,000,000 bonding bill appropriation during the 2020 legislative session to address sources of infiltration and inflow at the lateral connections to the sewer main and manholes within its sanitary sewer collection system. The project area generally focuses on the portion of the collection system where the sewer mains had been previously lined.

### Public Participation & Outreach

The bonding bill monies can only be used to improved public infrastructure so a portion of the project costs must be assessed to the benefitting property owners. Staff proposed the concept of a three-way connection to the Public Facilities Authority (PFA) where the City is responsible for two legs of the connection (the main) and the property owner is responsible for one leg (the lateral). This approach was acceptable to the PFA.

Based on discussions at a previous Council Workshop, Staff and Council seem to be in an agreement that public outreach will be an important part of this project. The PFA strongly encourages public outreach but does not consider the costs associated with the effort eligible for reimbursement. As part of our scope/proposal, we outlined a variety of activities that we (MSA) have had success with on previous projects. The fee proposed for these activities assumes that MSA will take the lead and have limited assistance from Staff, if staff has the capacity to assist, the cost would be reduced accordingly. Since the final scope is undetermined at this time, we proposed to conduct services on an hourly basis as directed by Council/Staff under a separate contract/project.

In pursuit of Mn Statute 429, the City must go through the required steps the same as any special assessment project including preparing a feasibility study and holding improvement/assessment hearings. Unfortunately, these costs are also not eligible for reimbursement. In 2016, the MSA prepared a Facility Plan to evaluate potential I/I mitigation efforts to solicit funding from various

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## MEMO

October 28, 2021

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sources. This facility plan can be converted into a feasibility study to fulfill the MS429 requirements with minimal effort from MSA. The enclosed scope/proposal provides an estimate of costs associated to modifying the facility plan, holding the hearings and providing the appreciate documentation to satisfy the requirements of MS429 based on efforts provided on previous projects. We propose to conduct these services on an hourly basis under a separate project.

### Project Status

Last summer, MSA prepared conceptual drawings identifying the location of each service lateral and manhole within the project area as part of the solicitation for lateral televising work. We solicited proposals from seven (7) contractors and only received one (1) response. The proposed cost exceeded \$215,000. Staff thought that the benefit of using current televising data for design (as opposed to the post-lining televising reports from 2012) and providing this data to prospective bidders did not justify the cost. We spoke with some contractors experienced in lateral service lining and they confirmed our belief that the additional data would not be beneficial. Most contractors actually perform their own televising work anyway. The conceptual drawings that have been created will be repurposed to create the base-map for the construction plans (in other words, the effort was not wasted). The costs associated with this effort are included in the attached proposal.

Throughout this fall/winter, MSA has met with contractors specializing in later service liners and manhole sealing technologies to determine the appropriate repair techniques for the various situations within the project areas.

#### Lateral Liners:

Staff believes that the T-Liner is clearly the most effective construction technique to prevent clear water infiltration at the service connection. (Helpful links: [LMK T-Liner Install](#), [LMK Post T-Liner Inspection](#), [Vaca-T, Pictures](#)). The T-liner is installed using a launching system from inside the mainline and can extended 3-5 feet up the service lateral "blind" (without a camera on the upstream side of the service lateral). This approach will seal the initial connection but may leave other pipe joints susceptible to clear water entry. The Vaca-T cleanout technology allows contractor to install a cleanout upstream of the connection and visually observe the liner installation further up the lateral. As a basis for design, staff intends to place a Vaca-T cleanout on each lateral at the right-of-way line to line the entire lateral within the public ROW. Staff is open to allowing property owners to extend the liner up to their foundation wall at their own cost.

#### Manhole Sealing:

There are several manhole sealing techniques being implemented in the upper Midwest. Each technique has varying degrees of short-term/long-term success given the condition of the manhole and exterior factors. Staff will need to conduct an inspection for each manhole during high ground water periods to assess the condition and determine the appropriate sealing technique.

**MEMO**

October 28, 2021

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The remaining project tasks through design, bidding and construction are outlined on the attached scope/proposal.

Project Costs

The following is a summary of anticipated costs associated with the project. The PFA will reimburse the City for costs associated with the project periodically once the project is under construction. Therefore, the City will need to carry a portion of the design and bidding costs until construction begins. As is the case with other assessment projects, the City will also have to carry the costs of the private improvements for those property owners that choose to be assessed through their property taxes. We recommend that City Staff work with your financial advisor to identify the appropriate financing plan for this project.

Total Project Cost .....	\$2,650,000
Public Cost .....	\$2,060,000
Private Cost.....	\$590,000
Total Construction Cost (10% Contingency) .....	\$2,300,000
Public Cost .....	\$1,800,000
Private Cost.....	\$500,000
Overhead – (Engineering).....	\$325,000
Non-Eligible .....	\$20,500
Eligible.....	\$309,500
Prior to Reimbursement.....	\$196,000
Total Properties.....	228
Private Assessment Range.....	\$2,500 to \$3,500*

\*Assessment subject to change based on public-private cost split

**Action Requested:** We respectfully request that the Council consider the enclosed scope of service and proposal and direct MSA to proceed with the tasks outlined.

Attachments:

MSA Scope & Proposal

## PROJECT OVERVIEW

The City of Newport received \$2,000,000 in State Bonding Bill funding to complete the lateral service lining and manhole sealing work necessary to further reduce the clean water entry into the City's sanitary sewer collection system. The project area coincides with the mainline sewer lining project from 2011-2012 and includes 228 residential service laterals and 122 manholes. Given that the Bonding Bill monies can only be spent on public infrastructure, the City plans to assess a portion of the project cost to the benefitting property owners. The anticipated construction cost for the project is \$2,300,000.

## PROJECT SCOPE

MSA will provide the following design and construction services:

### **PUBLIC ENGAGEMENT (\$12,000) \***

MSA will implement a diverse digital and traditional engagement strategy that will reach the necessary stakeholders. Examples of our typical engagement strategies include the following, but we invite feedback from City staff based on past previous successes within the community of Newport.

1. A project website specific to this project and populated with a project description, City goals and objectives, educational materials, references and FAQ. Residents will be able to sign up for email alerts for new content and project updates. The project website can be linked to the City's website for easy resident access.
2. Pre-packaged content for publication on City-maintained website and social media platforms such as Facebook, Instagram, and Twitter in conjunction with the project webpage.
3. Direct mail informational postcards to affected residents with educational information and QR Codes with direct access to the project website.
4. Facilitation of a hybrid engagement event hosted online and in person with the project team and City staff to allow residents to ask questions and better understand the City's goals and objectives

### **ASSESSMENT PROCEEDURE (\$8,500) \***

1. Revise 2016 Facility Plan to align with new project scope and assessment approach.
2. Conduct required public hearings in accordance with MN Statute Chapter 429.
3. Prepare associated Chapter 429 resolutions and public notices.

### **PRELIMINARY DESIGN AND PRODUCT EVALUATION (\$65,000)**

MSA will provide the following services

1. Prepare preliminary design layouts indicating the location of mainline sewer, lateral service connections, manholes, parcel lines and aerial photography.
2. Solicit and collect private utility information and digitize the line work for inclusion in the project plans in accordance with level D subsurface utility information requirements.
3. With the assistance of Public Works Staff, document the condition of each sanitary manhole within the project area.
4. Evaluate applicable products and industry construction techniques (three (3) each) with respect to the condition of each sanitary manhole.
5. Review available televising data from previous project.

### **PREPARATION OF CONSTRUCTION PLANS & CONTRACT DOCUMENTS (\$85,000)**

MSA to provide the following services:

1. Prepare final construction drawings based on the preliminary design layouts including:
  - a. Title Sheet (1)

- b. Standard Details (4)
- c. Existing Utility Plan (13)
- d. Layout Sheets (14)
- e. Traffic Control Plan (3)
2. Prepare a project manual including
  - a. Bidding Instructions
  - b. Contract Documents
  - c. Technical Specifications
3. Prepare a detailed statement of estimated quantities
4. Conduct one (1) in-person public informational meeting

### **BIDDING AND CONTRACT SERVICES (\$10,000)**

MSA will provide the following services

1. Prepare an advertisement for bids and Quest CDN online plan room submission documentation
2. Correspond with perspective bidders
3. Prepare and publish addenda
4. Conduct an online bidding opening
5. Tabulate bids, review bids results and provide bid award recommendation
6. Prepare and distribute project contracts

### **CONSTRUCTION ADMINISTRATION (\$85,000)**

MSA to provide the following services:

1. Review shop drawing and other project submittals
2. Hold an in-person preconstruction meeting (1)
3. Review and process partial payment applications and change order requests
4. Prepare a project punch list and collect project closeout documentation
5. Prepare a project record drawing.

### **CONSTRUCTION OBSERVATION (\$65,000)**

MSA to provide the following services:

1. Part-time construction observation: 22 weeks at 25 hours per week as dictated by the contractor construction schedule.

***\*Not eligible from grant reimbursement***

### **EXCLUSIONS**

- Topographic or boundary survey work or construction staking
- Preparation of easements or right of entry documentation
- Geotechnical exploration of evaluation
- One-on-one meeting with property owners
- Municipal Advisor services
- Mainline or lateral televising
- Postage and printing costs

## **COMPENSATION**

MSA proposes to provide the Design and Construction-Related services herein described for a **\$325,500 plus reimbursables** in accordance with the following table. Invoices will be prepared as work is completed and submitted to the City monthly.

PROJECT PHASE	GRANT ELIGIBLE	CONTRACT TYPE	FEE
PUBLIC ENGAGEMENT	NO	HOURLY	\$12,000
ASSESSMENT PROCEDURE	NO	HOURLY	\$8,500
<b>SUB TOTAL - NON-ELIGIBLE FEES</b>			<b>\$20,500</b>
PRELIMINARY DESIGN & PRODUCT EVALUATION	YES	LUMP SUM	\$60,000
PREPARATION OF PLANS & CONTRACT DOCS	YES	LUMP SUM	\$85,000
BIDDING AND CONTRACT SERVICES	YES	LUMP SUM	\$10,000
CONSTRUCTION ADMINISTRATION	YES	LUMP SUM	\$85,000
CONSTRUCTION OBSERVATION	YES	HOURLY	\$65,000
REIMBURSABLE EXPENSES (ESTIMATED)			\$4,500
<b>SUBTOTAL - ELIGIBLE FEES</b>			<b>\$309,500</b>
<b>TOTAL FEE</b>			<b>\$329,000</b>

## SCHEDULE

TASK / DELIVERABLE	2022												2023						
	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEPT	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL
PUBLIC ENGAGEMENT																			
ASSESSMENT PROCEDURE																			
PRELIMINARY DESIGN & PRODUCT EVALUATION																			
PREPARATION OF PLANS & CONTRACT DOCS																			
BIDDING AND CONTRACT SERVICES																			
CONSTRUCTION ADMINISTRATION																			
CONSTRUCTION OBSERVATION																			

If you have any questions or would like to discuss our scope, please feel free to contact me directly. Thank you for the opportunity to provide you a proposal for this project and we look forward to continuing our relationship with the City of Newport

Sincerely



Jon Herdegen, P.E.  
 City Engineer



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## MEMORANDUM

**Memo Date:** January 11, 2022  
**Meeting Date:** January 20, 2022  
**To:** City of Newport, City Council  
**From:** Nathan Fuerst, City Planner  
**Subject:** Residential Parking Requirement Revisions

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**Applicant:** City of Newport (City Council)

### Action Requested:

The City Council is asked to discuss the proposed amendments to residential parking requirements, and to provide any feedback or revisions to staff. If satisfied, the City Council should approve a first reading of the ordinance amendments.

### Background:

In Fall 2021, the Newport City Council reviewed potential changes to residential parking requirements. Various options were provided by staff in response to resident complaints and concerns regarding parking in residential areas. The Council directed staff to research the issue further and for the Planning Commission to review proposed language.

A public hearing was posted and held by the Newport Planning Commission on October 12, 2021. Generally, feedback was received which supports balancing reasonable use of residential property along with mitigating impacts of excessive amounts of exterior storage.

Staff worked with the Planning Commission over the course of several meetings to further discuss the proposed ordinance revisions. The Commission provided feedback that was ultimately incorporated into the proposed parking ordinance amendments. Flexibility was proposed for households with more than four licensed drivers, or more than one person working in a trade requiring a commercial vehicle. Additional flexibility was also sought in circumstances which would allow for effective screening of recreational equipment from the view of others.

### Revisions Proposed:

Revisions to residential parking requirements are summarized below:

- City Code Section 32-39 *Residential Zones*
  - Length of Parking – vehicle parking is limited on residential streets to no continuous period longer than 24 hours.
  - Recreational Vehicles (RV's) – an exemption for recreational vehicles is removed, and such vehicles are included in the definition and storage requirements for “recreational equipment”.
- City Code Section 36-163 *Standards for Residential Districts*



- Number of vehicles – Residents are limited to four (4) vehicles in any yard areas at any one time. Currently the City’s ordinance limits property owners to three (3) vehicles in front yard areas.
  - Exception for number of drivers – Households with more than four licensed drivers are permitted one additional vehicle for each additional driver. Any additional vehicles need to be stored consistent with other performance standards.
  - Exception for screened recreational equipment - If completely screened from the public right of way and abutting properties, recreational equipment will not count towards the total of four. Recreational equipment must be stored according to performance standards.
- Commercial vehicles – Residents are permitted up to two commercial vehicles provided such vehicles do not exceed 14,000 pounds gross vehicle weight or 20 feet in length.
- Semi-trucks prohibited – Semis are prohibited from being stored on residential property.
- Off road vehicles – Such vehicles are not considered recreational equipment and must be stored inside or out of public view.
- City Code Section 36-1 *Definitions*
  - Definitions are proposed for the following currently undefined terms:
    - *Motorcycle*
    - *Passenger car*
    - *Off-road motor vehicle*

### **Planning Commission Recommendation:**

At its regular meeting on December 12, 2021, the Planning Commission motioned unanimously to recommend the revisions proposed in this staff report and the appended redlined code sections to the City Council for incorporation into the ordinance.

### **Staff Recommendation**

The City Council is asked to discuss the proposed amendments to residential parking requirements, and to provide any feedback or revisions to staff. If satisfied, the City Council should approve a first reading of the ordinance amendments.

### **Attachments:**

#### Draft Code Sections

- Redlined version – Draft City Code Revisions
- Clean version – Draft City Code Revisions

#### Existing Code Sections

- City Code Section 32-39 – Residential zones ([link only](#))
- City Code Section 36-163 – Standards for residential districts ([link only](#))

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## Sec. 32-39. Residential zones.

- (a) *Definitions.* The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this subsection, except where the context clearly indicates a different meaning:

*Recreational equipment* includes, but is not limited to, operable and licensed, as required by the state, [recreational vehicles](#), travel trailers, chassis-mounted campers, tent trailers, slide-in campers, airplanes, and converted buses; snowmobiles and trailers, boats/watercraft and trailers, all-terrain vehicles, motorcycles and utility trailers. A fish house, boat, snowmobile or other recreational equipment when stored or kept on a trailer shall be considered as one unit. The term "recreational equipment" does not include a motor vehicle designed or used for off-road racing, off-road use or demolition derby.

*Residential zone* means all areas zoned for residential uses (R-1, R-1-A, R-2, ~~R-3~~ & RE) ~~and Planned Development District (PDD) areas~~ in the city.

- (b) *Truck or bus parking in residential zones.* No person shall park, stop, or stand any vehicle licensed by any state at over 12,000 pounds for more than two hours upon any private property or public street in a residential zone. Parking, either on-street or off-street, of vehicles licensed by any state at over 12,000 pounds, except for deliveries and unloading, shall be prohibited in all residential districts on lots less than two acres in size.
- (c) *Equipment.* No person shall park, stop, or stand any trailer that weighs over 10,000 pounds (lbs), back-hoe, front-end loader, bobcat, grader, asphalt paver, asphalt roller, or related road machinery or equipment for more than 24 hours upon any private property or public street in a residential zone, except as permitted under subsection (d) of this section. No more than one such vehicle or piece of equipment shall be allowed on a single parcel of property.
- (d) *Construction parking.* In the event building construction or grading is to be performed in a residential zone, the clerk-administrator may grant permission for parking equipment restricted under subsection (c) of this section upon the premises for a reasonable period of time during construction. The permission shall be in writing, provided that the permission may at the clerk-administrator's discretion be endorsed on the building permit issued for the construction.

(e) *Length of parking.* A vehicle may not be upon any residential street or right-of-way in any one place for a longer continuous period than 24 hours.

- (f) *Exemption for large parcels.* The provisions of this section shall not apply to parcels of two acres or greater, provided that such parcels may not be used as rental vehicle or equipment parking space. In addition, any vehicle permitted under this exemption shall be screened from view from any adjacent lot by trees, fencing, or a storage building as permitted by the underlying zoning requirements. In no case shall any vehicle permitted under this exemption be parked closer than 40 feet from any adjacent property line.

~~(f) *Exemption for recreational vehicles.* The provisions of this section shall not apply to recreational vehicles.~~

~~(g) *Conditions and restrictions.* The city council may grant the privilege of truck parking in areas zoned for planned development district in the required conditional use permit for planned development districts, subject to conditions and restrictions as to truck use of the area.~~

- (h) *Recreational equipment storage.*

- (1) *Generally.* Except as provided or as specifically allowed within the specific zoning districts, all materials and equipment shall be stored within a building.
- (2) *Exceptions.* Licensed and operable recreational equipment units may be parked or stored on property outside a building as follows:

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- a. In the front yard, provided they are kept on an established driveway, and entirely on the equipment or vehicle owner's property. Recreational equipment may not be parked or stored on public property or an improved street right-of-way.
  - b. In the side yard abutting an attached or detached garage provided the recreational equipment is not closer than two feet from the side lot line. The area must be surfaced with asphalt, concrete or crushed decorative rock but shall not be placed within drainage and utility easements unless approved by the zoning administrator. Parking or storage of recreational equipment on the side yard abutting the principal building is prohibited.
  - c. In the rear yard not closer than five feet from the rear lot line, five feet from the side lot lines, and not within drainage and utility easements.
  - d. A property can only store recreational vehicles and equipment that are registered to or licensed by the owner or occupant of the property.

(Code 1997, §§ 910.01, 1300.14; Ord. No. 2017-8, 12-21-2017)

### **Sec. 36-163. Standards for residential districts.**

- (a) *RE, R-1 and R-1A standards.* The following standards are applicable to the RE, R-1 and R-1A Residential districts:
  - (1) *Exterior storage and screening.*
    - a. All waste, refuse, garbage and containers shall be kept in a building or in a fully screened area, except as allowed before a scheduled collection.
    - b. All non-operating vehicles or equipment shall be kept within a fully enclosed building.
    - c. No exterior storage shall be allowed in the front yard, except parking of operable vehicles, on concrete, blacktop, or similar durable hard surface free of dust. ~~subject to the following conditions and exceptions:~~
      - ~~1. All vehicles parked in the front yard shall be on concrete, blacktop, or similar durable hard surface free of dust.~~
      - ~~2. No more than three vehicles may be parked in the front yard at any one time, only one of which may be over 6,000 pounds gross vehicle weight or over 20 feet in length.~~
      - ~~3. Additional operable vehicles above the limit of three may be parked in the front yard on a temporary basis, for no more than 48 consecutive hours.~~
    - d. All exterior storage in the street side yard of a corner lot shall be fully screened from the street and adjacent properties.
    - e. No more than four vehicles including passenger cars, trailers, recreational vehicles, recreational equipment, truck, bus, off-road vehicles, or similar may be parked or stored in any yard area on a residential property at any one time, subject to the following conditions and exceptions:
      - 1. Vehicles, recreational vehicles, and equipment parked on a trailer shall be counted as one vehicle.
      - 2. Up to two commercial vehicles may be parked on a residential property at any time. Commercial vehicles may not exceed 14,000 pounds gross vehicle weight or 20 feet in length.
      - 3. Semi trucks, semi tractors, and semi trailers are prohibited from being parked or stored on any residential property.

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4. Off-road motor vehicles are prohibited from being parked or stored in the front yard and shall be screened from public view or parked or stored in an enclosed structure.
  5. One additional vehicle may be parked on a property for each licensed driver over the number of four residing at the property.
  6. Recreational equipment, as defined and regulated in Se. 32-39, shall not count towards the total vehicles stored on a property if completely screened, as defined in Se. 36-1, from the public right of way and abutting properties.

**Sec. 36-1. Definitions.**

Motorcycle- All two or three wheeled motorized vehicles. Typical vehicles in this category have saddle type seats and are steered by handlebars rather than steering wheels. This category includes motorcycles, motor scooters, mopeds, motor powered bicycles, and three wheel motorcycles.

Passenger cars- All sedans, coupes, and station wagons manufactured primarily for the purpose of carrying passengers and including those passenger cars pulling recreational or other light trailers.

Off-road motor vehicle- motor vehicle designed or used for track racing, off-road racing, off-road use or demolition derby

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## Sec. 32-39. Residential zones.

- (a) *Definitions.* The following words, terms and phrases, when used in this article, shall have the meanings ascribed to them in this subsection, except where the context clearly indicates a different meaning:

*Recreational equipment* includes, but is not limited to, operable and licensed, as required by the state, recreational vehicles, travel trailers, chassis-mounted campers, tent trailers, slide-in campers, airplanes, and converted buses; snowmobiles and trailers, boats/watercraft and trailers, all-terrain vehicles, motorcycles and utility trailers. A fish house, boat, snowmobile or other recreational equipment when stored or kept on a trailer shall be considered as one unit. The term "recreational equipment" does not include a motor vehicle designed or used for off-road racing, off-road use or demolition derby.

*Residential zone* means all areas zoned for residential uses (R-1, R-1-A, R-2, & RE) in the city.

- (b) *Truck or bus parking in residential zones.* No person shall park, stop, or stand any vehicle licensed by any state at over 12,000 pounds for more than two hours upon any private property or public street in a residential zone. Parking, either on-street or off-street, of vehicles licensed by any state at over 12,000 pounds, except for deliveries and unloading, shall be prohibited in all residential districts on lots less than two acres in size.
- (c) *Equipment.* No person shall park, stop, or stand any trailer that weighs over 10,000 pounds (lbs), back-hoe, front-end loader, bobcat, grader, asphalt paver, asphalt roller, or related road machinery or equipment for more than 24 hours upon any private property or public street in a residential zone, except as permitted under subsection (d) of this section. No more than one such vehicle or piece of equipment shall be allowed on a single parcel of property.
- (d) *Construction parking.* In the event building construction or grading is to be performed in a residential zone, the clerk-administrator may grant permission for parking equipment restricted under subsection (c) of this section upon the premises for a reasonable period of time during construction. The permission shall be in writing, provided that the permission may at the clerk-administrator's discretion be endorsed on the building permit issued for the construction.
- (e) *Length of parking.* A vehicle may not be upon any residential street or right-of-way in any one place for a longer continuous period than 24 hours.
- (f) *Exemption for large parcels.* The provisions of this section shall not apply to parcels of two acres or greater, provided that such parcels may not be used as rental vehicle or equipment parking space. In addition, any vehicle permitted under this exemption shall be screened from view from any adjacent lot by trees, fencing, or a storage building as permitted by the underlying zoning requirements. In no case shall any vehicle permitted under this exemption be parked closer than 40 feet from any adjacent property line.
- (g) *Recreational equipment storage.*
- (1) *Generally.* Except as provided or as specifically allowed within the specific zoning districts, all materials and equipment shall be stored within a building.
  - (2) *Exceptions.* Licensed and operable recreational equipment units may be parked or stored on property outside a building as follows:
    - a. In the front yard, provided they are kept on an established driveway, and entirely on the equipment or vehicle owner's property. Recreational equipment may not be parked or stored on public property or an improved street right-of-way.
    - b. In the side yard abutting an attached or detached garage provided the recreational equipment is not closer than two feet from the side lot line. The area must be surfaced with asphalt, concrete or crushed decorative rock but shall not be placed within drainage and utility easements unless approved by the zoning administrator. Parking or storage of recreational equipment on the side yard abutting the principal building is prohibited.
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- c. In the rear yard not closer than five feet from the rear lot line, five feet from the side lot lines, and not within drainage and utility easements.
  - d. A property can only store recreational vehicles and equipment that are registered to or licensed by the owner or occupant of the property.

(Code 1997, §§ 910.01, 1300.14; Ord. No. 2017-8, 12-21-2017)

**Sec. 36-163. Standards for residential districts.**

- (a) *RE, R-1 and R-1A standards.* The following standards are applicable to the RE, R-1 and R-1A Residential districts:
  - (1) *Exterior storage and screening.*
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    - b. All non-operating vehicles or equipment shall be kept within a fully enclosed building.
    - c. No exterior storage shall be allowed in the front yard, except parking of operable vehicles, on concrete, blacktop, or similar durable hard surface free of dust.
    - d. All exterior storage in the street side yard of a corner lot shall be fully screened from the street and adjacent properties.
    - e. No more than four vehicles including passenger cars, trailers, recreational vehicles, recreational equipment, truck, bus, off-road vehicles, or similar may be parked or stored in any yard area on a residential property at any one time, subject to the following conditions and exceptions:
      - 1. Vehicles, recreational vehicles, and equipment parked on a trailer shall be counted as one vehicle.
      - 2. Up to two commercial vehicles may be parked on a residential property at any time. Commercial vehicles may not exceed 14,000 pounds gross vehicle weight or 20 feet in length.
      - 3. Semi trucks, semi tractors, and semi trailers are prohibited from being parked or stored on any residential property.
      - 4. Off-road motor vehicles are prohibited from being parked or stored in the front yard and shall be screened from public view or parked or stored in an enclosed structure.
      - 5. One additional vehicle may be parked on a property for each licensed driver over the number of four residing at the property.
      - 6. Recreational equipment, as defined and regulated in Se. 32-39, shall not count towards the total vehicles stored on a property if completely screened, as defined in Se. 36-1, from the public right of way and abutting properties.

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**Sec. 36-1. Definitions.**

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