

Section 20.20 Outdoor Recreational Vehicle/Motorized Watercraft Storage

A. General Restrictions: The outdoor storage of recreational vehicles and/or motorized watercraft on any lot is prohibited except as may be authorized by the District in which the lot is located according to Table 3-2 or 3-3 of Article 3 or is otherwise authorized by this Section. For the purpose of this Section, “motorized” watercraft are watercraft designed to be powered by a motor, whether attached to or an integral part of the watercraft.

B. Residential Lot: The outdoor storage of recreational vehicles and/or motorized watercraft on any lot on which a dwelling is located is permitted subject to the following restrictions:

1. **Number:** No more than one (1) recreational vehicle and no more than one (1) motorized watercraft shall be parked on a lot.
2. **Registration:** All recreational vehicles and/or motorized watercraft shall be currently titled or registered to an occupant or an immediate family member of an occupant of the dwelling, or titled or registered to the lot owner if the owner is not the occupant.
3. **Yard Restrictions:** A recreational vehicle and/or motorized watercraft shall be located in a rear yard only and shall be subject to the rear yard setback requirements for accessory buildings. The Zoning Administrator may waive this rear yard restriction upon a finding that there is no practical means of access to the rear yard and in such case, the recreational vehicle and/or motorized watercraft shall be permitted in a side yard subject to the side yard setback requirements for accessory buildings.
 - a. This subsection shall not prohibit the temporary parking of a recreational vehicle and/or motorized watercraft in any yard, for a period no greater than forty-eight (48) hours in any seven (7) day period, for loading or unloading purposes.
4. **Maintenance:** The exterior of such recreational vehicles and/or motorized watercraft shall be maintained in good condition.
5. **Mobile Home Prohibited:** Nothing in this Section shall be construed as authorizing the placement of a mobile home on a lot.
6. **Occupancy Prohibited:** No recreational vehicle and/or motorized watercraft shall be used as a dwelling, temporarily or otherwise, except as may be authorized according to Section 20.7.