

Section 27.N ESTABLISHMENT OF TRAVEL TRAILERS - GENERAL PROVISIONS

N. Establishment of Travel Trailers.

1. General:

- a. Travel trailers shall be permitted as a single family dwelling (permanent residence) in a R-TT (Single Family Residential/Manufactured Homes and Travel Trailers Permitted) zone in RV parks and in portions of manufactured home parks approved for recreational vehicles. Travel trailers are not permitted as permanent residences in any other zone or under any other circumstances.
- b. Travel trailers are permitted as temporary residences for one (1) year in conjunction with the construction of a permanent residence or commercial structure (as evidenced by obtaining a Zoning Permit) in any zone. Six (6) month extensions of time may be granted by the Planning and Zoning Commission by showing good cause.
- c. Travel trailers are permitted as temporary residences for one (1) year (renewable annually) in A-R (Agricultural- Residential) or R-E (Residential Recreation) zones.
- d. Travel trailers may be located or stored on a lot or parcel where the principle residence (not to include a garage or storage shed) is established, with all utilities disconnected. A travel trailer stored on a lot shall not be used for living, sleeping or housekeeping purposes.
- e. Notwithstanding any other provision in this ordinance, travel trailers allowed as secondary residences shall be approved by the Board of Supervisors in one-year increments following a recommendation from the Planning and Zoning Commission.
- f. Travel trailers shall not be used as storage sheds.
- g. It shall be the responsibility of the property owner to renew a temporary permit.

2. All permitted travel trailers shall meet the following requirements:

- a. A temporary Zoning (Building) Permit shall be obtained prior to locating the travel trailer on the lot or parcel.
- b. Travel trailers permitted as temporary or permanent residences shall be equipped with kitchen and bathroom facilities.
- c. Travel trailers permitted as temporary or permanent residences shall be hooked up to a sewage disposal system approved by the County Health Department or Arizona Health Services.

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- d. No attached structural additions are allowed or permitted.
- e. Travel trailers permitted as temporary residences shall remain roadworthy. If a travel trailer does not meet the above uses or requirements, the travel trailer shall be considered in violation of the Mohave County Zoning Regulations and is subject to removal.