



PLANNING DEPARTMENT
Community Development Agency

County Administration Center
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RECREATIONAL VEHICLE (RV) PERMIT WHILE BUILDING

A Use Permit for occupancy of a recreational vehicle (units 8' x 40', or smaller) may be issued for an initial period of one year while construction of a permanent residence is in progress if the requirements listed below are completed. The Use Permit may be extended by Planning Dept. Staff for up to an additional six months, **provided the permanent structure has reached the stage where the framing, rough electric and rough plumbing have passed inspection.**

1. Issuance of a Building Permit to construct a permanent dwelling (Building Department).
2. Issuance of a Building Installation Permit (Building Department).
3. Sewage Disposal System Permit approval for RV (Environmental Health Department).
4. Submittal of application fee to Planning Department.

TO BE FILLED OUT BY APPLICANT

1. Name: _____ Phone: _____
2. Address: _____
3. Location: _____
4. Recreational Vehicle Information:
 - a. License No.: _____
 - b. Type: _____
 - c. Size: _____
 - d. Manufacture Date: _____
5. Applicant's Signature: _____ Date: _____

Building Permit No.: _____ Property APN: _____

RV Temporary Installation Clearance: _____
Building Department Signature Date

Sewage Disposal System Permit approval for recreational vehicle:
Permit No.: _____ Final Date: _____

Sanitation Approval: _____
Environmental Health Department Signature Date

TO BE FILLED OUT BY PLANNING DEPARTMENT

- ___ 1. Building Permit verification for residence
- ___ 2. RV Temporary Installation Clearance
- ___ 3. Sewage Disposal System Permit approval for recreational vehicle
- ___ 4. Application Fee of _____
- ___ 5. Signed regulations

Date "Permit While Building" Issued: _____

Date "Permit While Building" Expires: _____

Approved by: _____
Planning Department Signature Date

Extension~ Date granted: _____ Expiration Date: _____

I have verified the framing, rough electric and rough plumbing inspections have been passed by the Building Department.

Planning Department Signature Date

19.48.080 Recreational vehicles, mobile homes recreational vehicle parks and mobile home parks.

A. Two recreational vehicles without self-contained motive power may be stored outside of an enclosed structure on any lot or parcel in any district. This section is not applicable to recreational vehicles without self-contained motive power stored inside an enclosed structure, or those recreational vehicles with self-contained motive power.

B. 1. The planning commission may issue a use permit as provided in Chapter [19.56](#) of this title, to allow one occupied mobile home on any parcel in any A or AG zone district provided, that the occupied mobile home shall be used for farm-labor quarters as defined in this title; or in any AG zone district when used as housing for an immediate family member of the landowner and provided that said mobile home use permit must be found to be consistent with family density provisions of the county general plan. Use permits may be granted on a two-year renewable basis in the A zone district and five-year renewable basis in the AG zone district. Use permit renewal requests may be renewed by the planning director without public hearing if the planning director finds sufficient cause to approve the renewal; provided, however, the renewal applications shall be made and accepted as complete, and shall upon receipt of a complete application mail out a notice describing the application to all owners of property, as shown on the most recent available tax roll, within a distance of at least three hundred feet in all directions from the subject parcel. Such notice shall indicate the intent of the planning director to renew the temporary use permit without a hearing unless sufficient reasons are provided not to renew the use permit. A description of the appeals process (Chapter [19.64](#)) shall be contained within the notice. The planning director shall decide upon the use permit renewal application within ten days after the notice is mailed. Approved renewed use permits shall become valid following the ten-day appeal period if no appeals are filed.

2. As provided in Chapter [19.56](#), on securing a use permit for a farm-labor camp, more than one occupied mobile home or recreational vehicle may be permitted on any parcel in any AG district for a period not to exceed sixty consecutive days in any given year.

C. 1. On issuance of a use permit by the planning department, one occupied recreational vehicle may be allowed on any lot or parcel in any A, AG, R1A, R1, RE or X district; provided, that no use permit shall be granted or issued until the applicant has first secured a permit to construct a permanent residence on the same premises.

2. Such use permit shall be valid for a period of one year except that the use permit may be extended by planning staff for up to an additional six months, provided the permanent structure has reached the stage where the framing, rough electric and rough plumbing have passed inspection.

3. If occupancy of the permanent residence takes place prior to the specified expiration date of the use permit, said use permit shall become null and void and the recreational vehicle shall be vacated.

4. There shall be a window period during which use permits to allow the occupancy of a single mobile home shall continue to be issued. This window period is available to those land owners whose building permit applications have been accepted by the building department prior to the ordinance codified in this chapter becoming effective; and, as long as the mobile home permit is issued prior to November 1, 1991.

D. On securing a use permit as provided in Chapter [19.56](#), construction recreational vehicle parks may be permitted in U, A, M or T districts, to provide housing for a temporary labor force; provided, that such recreational vehicle parks shall conform to all applicable provisions of state law, and shall further conform to the provisions of Section [19.24.030](#) of this title.

E. Permanent mobile home parks shall conform to all applicable provisions of state law and to the provisions of Section 19.24.030. In addition:

1. The yards required in Section [19.24.040](#) (T2 district) may be reduced to ten feet; provided, that the perimeter of the site is bounded by a solid fence six feet in height or by an equivalent hedge or screen planting approved by the planning commission;

2. Each mobile home space shall contain at least two thousand four hundred square feet and shall be not less than forty feet wide and clearly defined. The difference between the area of an individual mobile home space and four thousand square feet shall be devoted to landscaping, common recreation areas, service areas, roads and paths.

F. In any recreational or construction recreational vehicle park, each recreational vehicle space shall contain not less than one thousand five hundred square feet, and shall be not less than thirty feet wide and clearly defined.

G. 1. No person may establish, use or occupy a camp, campsite or camping area for living or sleeping purposes in a recreational vehicle or otherwise except within an approved and authorized public or private recreational vehicle park or camping area which is equipped and operated for such use.

2. Exceptions to the provisions of this subsection are:

a. Temporary use and occupancy of recreational vehicles for such purposes is permitted on a private site owned by the use occupant, or with the written consent of the site owner, for a period not to exceed sixteen days in any calendar year. (Ord. 1388 §4, 1995).

Signature: _____ DATE: _____