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**CITY OF HOMER  
HOMER, ALASKA**

Erickson/  
**Planning Commission**

**ORDINANCE 18-12(A)(S)**

AN ORDINANCE OF THE CITY COUNCIL OF HOMER, ALASKA  
AMENDING HOMER CITY CODE 21.54.325, STANDARDS FOR  
RECREATIONAL VEHICLES IN THE MARINE COMMERCIAL DISTRICT  
AND THE MARINE INDUSTRIAL DISTRICT.

WHEREAS, Homer City Council passed Ordinance 18-04 allowing employee-occupied recreational vehicles in the Marine Commercial and Marine Industrial Districts; and

WHEREAS, It is in the City's best interest to put standards on the use of such vehicles to ensure that they do not become permanent residences or abandoned property; and

WHEREAS, A ~~180-day~~ **zoning** permit **with an annual fee** will allow the City to manage employee occupied recreational vehicles.

NOW THEREFORE, THE CITY OF HOMER ORDAINS:

Section 1. Homer City Code 21.54.325 is amended to read as follows:

21.54.325 Standards for recreational vehicles in the Marine Commercial District and the Marine Industrial District.

Outside of recreational vehicle parks, the use of recreational vehicles in the marine commercial and industrial zoning districts shall conform to the following standards:

- a. A property owner may have one employee-occupied recreational vehicle per lot. An employee-occupied recreational vehicle must be a self-contained recreational vehicle and must have a receptacle approved by law for collection of liquid and semi-solid wastes. While the employee-occupied recreational vehicle is parked on the property, it must be parked in a manner that will not create a dangerous or unsafe condition on the lot or adjacent properties. Parking in such fashion that the recreational vehicle may tip or roll constitutes a dangerous and unsafe condition. A parked employee-occupied recreational vehicle must be in a condition for the safe and effective performance of its intended function as an operable motor vehicle, **registered and insured.**

42 b. An employee-occupied recreational vehicle may not be placed in a parking space  
43 required to comply with the Homer Zoning Code.

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45 c. An employee-occupied recreational vehicle may not directly hook-up to municipal  
46 water and sewer without first obtaining written approval by the Public Works  
47 Director or his or her designee. The Public Works Director shall grant approval for  
48 direct hook-up to the municipal water and sewer if he or she determines that the  
49 applicant is in full compliance with this Title. A permit under this subsection may  
50 only be submitted by a property owner or a lessee of the property.

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52 ~~**d. An employee-occupied recreational vehicle is restricted to a maximum of 180**~~  
53 ~~**consecutive days of use per calendar year. A zoning permit is required.**~~

54  
55 **d. All employee occupied recreational vehicles covered in Homer City Code**  
56 **21.54.325 must obtain a zoning permit and pay an annual fee.**

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58 Section 2: This ordinance is of a permanent and general character and shall be included in  
59 the City Code.

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61 ENACTED BY THE CITY COUNCIL OF THE CITY OF HOMER THIS \_\_ DAY OF \_\_\_\_\_,  
62 2018.

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64 CITY OF HOMER

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71 BRYAN ZAK, MAYOR

72 ATTEST:  
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74 \_\_\_\_\_  
75 MELISSA JACOBSEN, MMC, CITY CLERK

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79 YES:  
80 NO:  
81 ABSTAIN:  
82 ABSENT:

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First Reading:  
Public Hearing:  
Second Reading:  
Effective Date:  
  
Reviewed and approved as to form:

\_\_\_\_\_  
Katie Koester, City Manager

Date:\_\_\_\_\_

\_\_\_\_\_  
Holly Wells, City Attorney

Date:\_\_\_\_\_

