

## 21.6501: OUTSIDE STORAGE/PARKING – RESIDENTIAL USES

**Purpose:** This ordinance is intended to permit certain items to be parked or stored in required yards on any residentially zoned or used property. Nothing contained herein is intended to regulate or restrict the parking or storage of daily-use vehicles as allowed under §18.0101.

1. **Outside Storage:** Materials, supplies, junk and equipment shall be stored within a completely enclosed building. One (1) item or a combination of items may be stored in the side yard or rear yard as described herein if covered with a durable opaque cover. No storage is permitted in the front yard except as seasonally allowed herein.
2. **Off-Street Parking:** Off-street parking of vehicles shall include; recreational vehicles, automobiles and up to one (1) ton capacity pickup trucks; boats, enclosed trailers, utility trailers, snowmobiles, jet skis, and ATVs, or items similar in nature are permitted. Off-street parking of buses, commercial vehicles, commercial trailers or commercial semi-tractor trailers is prohibited. Outdoor storage/off-street parking may be allowed on any surface material or grass; provided the grass is maintained in accordance with Section 11.0714.
3. **Allowable Use:** Not more than three (3) unenclosed or unsheltered items may be parked or stored on any one property. Outside storage is not permitted in the front yard.
  - A. Outside storage/off-street parking for properties with no adjacent alley:
    1. If one (1) vehicle is parked in the driveway, then one (1) item may be parked or stored in the side yard, and one (1) item may be parked or stored in the rear yard;
    2. If no vehicle is parked in the driveway, then up to two (2) items may be parked or stored in the side yard, and one (1) item may be parked or stored in the rear yard.
  - B. Outside storage/off-street parking for properties adjacent to an improved alley:
    1. If one (1) vehicle is parked in the driveway, then one (1) item may be parked or stored in the side yard, and one (1) item may be parked or stored in the rear yard;
    2. If no vehicle is parked in the driveway, then up to two (2) items may be parked or stored in the side yard, and/or up to three (3) items may be parked or stored in the rear yard. Under no circumstance shall more than three (3) items of outdoor storage or parked items be allowed on a single property.
5. **Side Yards:** Outdoor storage/off-street parking may be in the side yard next to a garage, provided any item stored does not protrude beyond the front of the adjacent structure. If the side yard is adjacent to an alley, then, any item stored or parked must be setback not less than four (4) feet from the alley. If the property does not have a garage the owner or occupant may choose a side yard for permitted outdoor storage/off-street parking.
6. **Rear Yards:** Outdoor storage/off-street parking is permitted in the entire rear yard; however, if the rear yard is adjacent to an alley or other public right-of-way any item stored or parked must be setback not less than four (4) feet from the alley or public right-of-way.
7. **Front Yards:** Outdoor storage of item(s) is prohibited; however, from April 1<sup>st</sup> through November 1<sup>st</sup>, off-street parking of vehicles may be allowed on a driveway in front of the garage or on a driveway next to the primary structure when no garage exists. From November 2<sup>nd</sup> through March 31<sup>st</sup>, ice shacks, snowmobiles, quad vehicles, their trailers or similar items may be parked on the driveway in front of the garage. On properties with two or more fronts, the primary frontage may not be used for outdoor storage. The secondary frontage may be used for outdoor storage or off-street parking provided the item(s) is not closer than twelve (12) feet from the property line.
8. Off-street parking or outdoor storage shall not encroach a sidewalk, street or other public right-of-way.

9. A twenty five (25) foot clear view triangle, measured along property lines and connecting these two (2) points by a straight line is required at street intersections.
10. Any time outdoor storage/off-street parking poses a threat to public safety regardless of location, the Building Official may order it be removed.
11. On street parking is prohibited except for daily use vehicles (Any motor vehicle that is driven on a regular basis) to include; up to one (1) ton pickups, automobiles and commercial vehicles up to (1) ton capacity or other vehicles actively engaged in loading or unloading of items.
12. Nothing in this section shall be deemed to apply to any property adjacent to Lake Kampeska or property located directly on the opposite side of any roadway adjacent to Lake Kampeska.

For questions regarding vehicles parked on the street please contact the Police Department at 882-6210.

For questions regarding the outside storage on private property please contact Watertown Building Services at 882-6201.

To report a concern you can complete the online form on the City's website [www.watertownsd.us](http://www.watertownsd.us)