

**ARTICLE 10
TRAVEL TRAILERS**

1000 TRAVEL TRAILER PARKS

Trailer parks intended for the parking of travel trailers, and those portions of mobile home parks designed for use of travel trailers shall comply with the requirements of the following sub-sections:

- 1000.1 Record of Tenants:** The operator of a trailer park or mobile home park shall keep an accurate register of all transient tenants occupying transient trailers located in the park. The register shall show the name and permanent residence address of the owner and occupants of any travel trailer located in the park; the make and registration of the trailer; the time and date of arrival and departure; and such other information as might be necessary to provide information about the occupants of the trailer. These records shall be open to authorities at all times.
- 1000.2 Area of Travel Trailer Spaces:** Based upon the gross area of the trailer park the number of individual unit spaces not be more than twenty (20) per acre. The minimum area of any space for travel trailer shall be not less than eight hundred (800) square feet with dimension less than twenty (20) feet. No such space shall be located less than twenty (20) feet from the street lot lines and alley lines and not less than five (5) feet from interior lot lines. Travel trailers shall be so located on each space so that there will not be less than ten (10) feet to any other trailer or building within the park.
- 1000.3 Transient Parks:** Lots and parcels of land which are designed for the temporary parking and occupancy of two (2) or more travel trailers used for human habitation may be located in areas zoned to permit such use; and shall be of adequate area to provide parking spaces, access lanes, utilities, and accessory buildings as herein required. Swimming pools, structures, and accessory buildings provided for any such park shall comply with applicable requirements of the Zoning Ordinance and the regulations of the building official and health official.

- 1000.4 Enclosures of Parks:** Transient parks shall be enclosed with an approved fence or planted hedge, not less than seven (7) feet in height and with no openings to adjoining property other than the required entrances and exits to streets or public spaces.
- 1000.5 Individual Travel Unit Space:** Minimum area and arrangements of spaces for individual travel trailers shall comply with the applicable requirements of Section 1000.2. The number of spaces allowed shall be based upon the gross area of the park. Gross area shall be defined as the entire area of the park property. When a park provides space for both travel trailers and mobile homes, the portions of the park allotted to each shall be governed by the requirements of the specific use of the respective areas.
- 1000.6 Streets and Walkways:** Streets and driveways shall be provided within the park area to afford easy access to all parking spaces. They shall be constructed with a hard, dustless road surface and shall provide ready means of entrance and exit to the street in an approved manner. The minimum width of streets provided for two-way traffic shall be thirty-eight (38) feet when parking of vehicles is allowed on both sides, thirty (30) feet when parking is allowed on one side and twenty-two (22) feet when no parking of vehicles is allowed. Satisfactory means of drainage shall be provided with all streets and lanes draining into catch basins properly connected to the sewer system in accordance with applicable requirements for such facilities. Walkways shall be provided as necessary to all accessory building and service facilities of the park. Walks shall have a non-slip impervious surface and shall comply with the applicable requirements for public sidewalks. Streets and walkways shall be illuminated as required for streets.
- 1000.7 Service Buildings:** Office buildings and structures housing sanitary, service or similar equipment, shall be constructed to meet the applicable requirements of the Zoning Ordinance. Motor fuel service stations shall be located adjacent to a public street and shall be not less than thirty (30) feet from spaces for parking of travel trailers or mobile homes or any building. Mobile units, as defined in the Zoning Ordinance may not be used for accessory uses in connection with any park except upon special permission in writing from the building official.

Such units may be mounted on permanent foundations for accessory uses when specifically permitted by the special permit.

- 1000.8 Anchorage and Tie-Down:** Every parking space for travel trailer shall be provided with devices for anchoring the unit to prevent overturning or uplift. Where concrete platforms are provided for the parking of units, anchorage may be by eyelets imbedded in the concrete with adequate anchor plates or hooks; or other suitable means. The anchorage shall be adequate to withstand wind forces and uplift for buildings and structures, based upon the size and weight of the units.
- 1000.9 Water Supply:** An approved water supply system shall be installed with adequate water taps and connections for travel trailer parking space to supply running water for all sanitary and washing fixtures, drinking and domestic purposes as required by health authorities. Connections to individual units shall be arranged to prevent back siphoning into the main system.
- 1000.10 Sewer System and Sanitary Facilities:** Faucets for community use shall be installed in accessible locations in a manner to be safe and sanitary. Sanitary facilities consisting of water closets, urinals, showers or baths, shall be provided for community use in accordance with the fixture requirements of the health authorities. In addition, not less than one (1) laundry tub and one (1) slop sink shall be installed for each ten (10) travel trailers. Such facilities shall be located so as to be accessible to all units in the park. Each space for a travel trailer shall be provided with a sewer outlet not less than four (4) inches in diameter connected to the main sewer system and properly trapped to receive waste from the fixtures in the mobile home unit. These shall be capped when not in use. The main sewer system shall be connected to the public sewer system or to other approved disposal plant. Provisions shall be made for the receipt, collection and disposal of all garbage and rubbish from each mobile unit in accordance with the requirements for dwelling occupancies. Garbage and waste receptacles shall be kept clean and in sanitary condition.

1000.11 Electrical Equipment and Systems: The main electric service to the park shall be of adequate capacity to serve the maximum connected load. Main service, fusing, switching, and distribution shall comply with the applicable requirements of the Pennsylvania Electric Company and shall be installed and maintained in accordance with applicable laws and ordinances governing such system. Each travel trailer space shall be provided with electric service having a grounded type supply receptacle with appropriate fuse or circuit breakers. The minimum service for a travel trailer shall be 115 volt AC ampere. Service shall be mounted in an approved manner adjacent to each mobile unit space.

1000.12 Gas Supply: Installations for use of natural gas or liquefied petroleum gas shall comply with all laws and ordinances of the community applicable to the use of such systems for dwellings, or compliance with governing public utilities.