

(100) square feet per unit with a minimum of 400 square feet.

- f. *Side and Rear Yard Requirements for Non-Residential Uses Abutting Residential Districts:* Non-residential buildings or uses shall not be located nor conducted closer than thirty (30) feet to any lot line of a residential district except that the minimum yard requirements may be reduced to fifty percent (50%) of the requirement if acceptable landscaping or screening approved by the commission is provided. Such screening shall be a masonry or solid fence between four (4) and eight (8) feet in height, maintained in good condition and free of all advertising or other signs. Landscaping provided in lieu of such wall or fence shall consist of a strip of land not less than fifteen (15) feet in width planted with an evergreen hedge or dense planting of evergreen shrubs not less than four (4) feet in height at the time of planting.
- g. *Visibility at Intersections:* On a corner lot in any district nothing shall be erected, placed, planted or allowed to grow in such a manner as to materially impede vision between a height of three (3) and ten (10) feet above the centerline grades of the intersecting streets of such corner lots and a line joining points along said street lines fifty (50) feet from the point of centerline intersection.

Section 17.40.030. Supplemental General Provisions

In addition to all other regulations as specified in this title, the following provisions shall be adhered to:

- a. *Parking and Storage of Certain Vehicles:* Automotive vehicles or trailers of any kind or type without current license plates shall not be parked or stored on any residentially zoned property other than in completely enclosed building or carport. Recreation vehicles may be parked on the lot of the owner but may not be used as auxiliary housing longer than a period of five (5) consecutive days. **Further, such vehicles and trailers are not allowed to park within the city right-of-way excepting for loading and unloading which shall be limited to a maximum of seventy-two (72) hours.**
- b. *Storage of chemicals, pesticides, fertilizers, etc.* Any storage of chemicals, pesticides, fertilizer, petroleum products, or any similar product (excepting for household use) regardless of zone are subject to the city's wellhead protection plan and is prohibited in rental storage units. Such storage, handling, manufacturing and disposal shall require approval by the fire chief and must have adequate fire protection.
- c. *Temporary Buildings in Conjunction with Construction:* Construction site buildings to be used on a temporary basis may be permitted during the period construction is in progress but such facilities must be removed upon completion of the construction and are expected to maintain the setback requirements for their zoned area.

Section 17.04.040. Supplemental for Commercial and Industrial Uses

New commercial buildings will require approval from the fire department.