

VEHICLE PARKING IN THE FRONT YARD OF RESIDENTIAL PROPERTIES

The Parking of Miscellaneous Vehicles in the Front Yard of Single-Family Houses

The City of West Covina allows personal automobiles and pickup trucks to be parked in the front yards of single-family houses on their driveway. However, the West Covina Municipal Code regulates the parking or storage of recreational-type vehicles in front yards of houses. This guide explains the regulations including what types of recreational vehicles are allowed and when applications are required.

What Types of Vehicles are Regulated?

The Municipal Code defines the following types of vehicles:

- Motor Homes – Recreational Vehicles with a motor.
- Accessory Recreational Vehicles – Campers, Fifth Wheels, or Popups.
- Recreational Equipment and Trailers – Vehicles for off-road use, such as off-road vehicles, motorcycles, dune buggies and their trailers. Also includes recreational boats and watercraft and their trailers.
- Utility Trailers – A cargo trailer used to haul goods or debris.

What Types of Vehicles Are Allowed in the Front Yard?

The regulations allow a resident to park one motor home or accessory recreational vehicle in the front yard on the driveway under the following conditions.

- The vehicles must be parked on a paved area (or side pad) allowed by the Municipal Code.
- The vehicles must not block access to the garage.
- The vehicle must be kept maintained in good condition.

(Recreational vehicles may be parked in the side or rear yard if they are screened by a solid six-foot tall fence.)

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What Types of Vehicles Are Allowed in the Front Yard by Permit?

The regulations allow for a resident to apply for a permit (called an Administrative Use Permit or AUP) to park certain types of vehicles in the front yard. This permit may be approved if there is no other space on the property to park the vehicle. Vehicles that are small enough to fit in a garage, side yard or rear yard must be stored in one of those areas. The chart below indicates what may be allowed through the submittal of an AUP.

| | BY AUP | BY AUP* |
|--|--------|---------|
| 2 nd Motor Home/Camper on Side Pad | X | |
| 1 st Recreational Equipment and Trailer on side pad** | X | |
| 2 nd Recreational Equipment and Trailer on side pad** | X | |
| 1 st Motor Home/Camper on Driveway | | X |
| 2 nd Motor Home/Camper on Driveway | | X |
| 1 st Recreational Equipment and Trailer on Driveway** | | X |
| 2 nd Recreational Equipment and Trailer on Driveway** | | X |

*Only with added finding that side pad to accommodate requested vehicle cannot be feasibly provided given size, configuration, slope, or existing physical improvements on the lot.

**Only with added finding that suitable area does not exist within the garage, carport, or side or rear yard (with access) for parking and storage of required vehicles.

No more than two such vehicles may be parked in the front yard.

Utility trailers are prohibited from parking in the front yards of houses.

Motor Homes, Accessory Recreational Vehicles, Recreational Equipment and Trailers, and Utility Trailers may be parked on a driveway in the side or rear yard.

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What is Required to Apply for an Administrative Use Permit (AUP)?

AUP's require the submittal of an application, fee, plot plan, and radius map with mailing labels of all property owners and residents within 100-foot radius of the property. Upon submittal, the Planning Department reviews the application. If the submittal is determined to be complete a public notice is mailed to those individuals within 100 feet of the property. This mailing requires a 10-day public review period in which the neighbors may wish to talk with staff or view the submitted application. Following the public review period the Planning Director will render a decision. The process will take four to eight weeks (unless an appeal is filed, in which case it will take longer).

To obtain applications or for more information, contact:

**City of West Covina Planning Department
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