



Helpful safety tips

- Create as much fire separation distance as possible between the dwelling and the occupied vehicle.
- Keep three feet between electric space heaters and belongings.
- Don't smoke inside vehicles.
- Install and maintain fire extinguishers, smoke detectors and carbon monoxide detectors.
- Make sure propane tanks are in proper working order. Store tanks outside of the living space.
- Sewer gases can be harmful to health. If holding tanks are being used, have them serviced regularly. Check for leaks along the outside of the tank and at fittings.
- Fresh water supply tanks should be disinfected regularly and filtered before drinking.



Be a good neighbor

- Be courteous with off-street parking.
- Keep noise levels down, especially at night and in outdoor areas.
- Make sure vehicles are parked legally.
- Property owners should establish clear rules for renters.
- Look after pets and clean up behind them.

Complaints

If the city receives a complaint and verifies that any of the requirements listed are not being met, citations will be issued. Property owners will have 30 days to comply. Monthly enforcement fees will be assessed if violations are not corrected.



Please call **(503) 823-2633** to report a concern about camping on private property.

Call **(503) 823-4000** to report occupied vehicles in the street.



Translation services are available upon request | Traducción e interpretación | Chuyển Ngữ hoặc Phiên Dịch | 翻译或传译 | Письменный и устный перевод | 翻訳または通訳 | Traducere sau Interpretare | 번역 및 통역 | Письмовий або усний переклад | Turjumida ama Fasiraadda | بلطل ا دن ع قم جر تال تامدخ رفوتت

Other resources

Utility assistance and housing referrals: 2-1-1
Linking property owners needing roomates with home-seekers:

Metro Home Share
(971) 271-5195

Home repair assistance:
Reach Community Development
(503) 231-0682

Free mediation of neighborhood conflict:
Resolutions Northwest
(503) 595-4890

GUIDELINES FOR OCCUPIED RVS AND TINY HOMES ON WHEELS ON PRIVATE PROPERTY



"Housing is a basic need and a human right. I have asked the Bureau to de-prioritize enforcement against tiny homes on wheels and people sleeping in RVs parked on private property."

-City Commissioner Chloe Eudaly

Inside you will find the requirements for:

1. Number and type of vehicles allowed
2. Parking
3. Sanitation
4. Electricity
5. Length of stay



**Bureau of
Development
Services** FROM CONCEPT
TO CONSTRUCTION

You may have an occupied RV or tiny home on wheels on private property if you meet the following requirements:



1. NUMBER AND TYPE OF VEHICLES ALLOWED

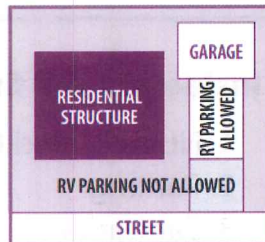
- Commercial properties: up to three vehicles.
- Single family or duplex residential properties: one vehicle maximum.
- Multi-family apartment buildings and vacant lots: no occupied vehicles allowed.
- Occupied vehicles must be designed for temporary living.

2. PARKING

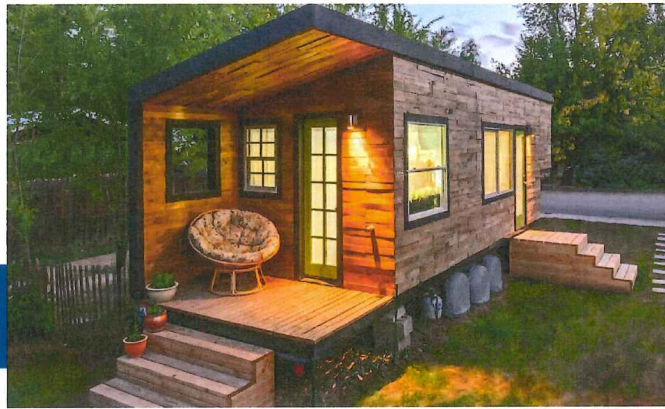
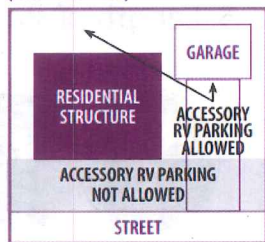


- The property must have a legal location to park the occupied vehicle.
- If motorized, the vehicle must be parked on a paved surface.
- If non-motorized, the vehicle may be parked on unpaved surfaces.
- RVs and tiny homes on wheels must be parked behind the front façade of the dwelling.
- Call Planning and Zoning at **(503) 823-7526** to confirm legal locations to park on your property.
- Vehicles parked in the street may not be occupied.

ANY RV TYPE INCLUDING MOTOR HOMES



ACCESSORY RECREATIONAL VEHICLES (NON-MOTORIZED) ONLY



3. SANITATION

- Sanitary facilities must be available at the site.
- The owner of the property may allow access to the permanent facilities inside the dwelling.
- Waste water of any kind may not be disposed of on the ground or into existing drains or sewer lines.
- Mobile or off-site pumping services must be employed if a holding tank is used.
- Greywater systems that release waste water from sinks or showers to disperse underground may be installed with a plumbing permit.
- Holding tanks may not be emptied via temporary piping to existing on-site sanitary sewer systems. Permanent dump stations may be installed on property with a plumbing permit.
- Portable toilets may be used on commercial property in parking lots only.

The owner of the property must subscribe to and pay for garbage, recycling and composting services.

4. ELECTRICITY



- Generators are not allowed.
- Extension cords can be used to connect to a properly rated and approved receptacle outlet.
- Extension cords should be adequately protected where they are subject to physical damage such as in driveways and walkways.
- Vehicles may not be hard-wired to electrical service.
- Permanent electrical service “pedestals” for an exterior receptacle outlet may be installed with an electrical permit.

5. LENGTH OF STAY



- Rentals of less than 30 days are not allowed in RVs and tiny homes.



Plumbing and electrical permits may be obtained at the **BDS Development Services Center** 1900 SW 4th Ave Portland, OR 97201 www.portlandoregon.gov/bds/



For more information, contact BDS at (503) 823-2633