

DEFINITIONS

City Code Sec. 27-201

ENCLOSED STRUCTURE: A building that protects the contents thereof from the elements, including sight obscuring walls on all sides and a roof.

INOPERABLE VEHICLE: Any automobile incapable of immediate operation under its own power, safely and in concurrence with governing and applicable traffic ordinances and statutes or any automobile not having current license plates lawfully affixed thereto.

JUNK: Any worn out, cast off, or discarded article or material which is ready for destruction or has been collected or stored as salvage for conversion to some other use or for reduction into components. Junk includes, but is not limited to, old or scrap copper, brass, rope, rags, batteries, paper, trash, tires, rubber debris or waste, iron, steel, and other old or scrap ferrous or non-ferrous material.

MERCHANDISE: All items of movable personal property offered for sale to the public for which no title is required to be registered with or issued by the state.

OPEN STORAGE: The storage for a period of five (5) consecutive days or more of junk, salvage, trash, inoperable vehicles and/or merchandise outside of an enclosed structure.

SALVAGE: Something saved as valuable or useful from trash, rubbish, worn out equipment, or junk.

TRASH: Something worth little or nothing.



Neighborhood Preservation

City of Billings
Code Enforcement Division
(406) 237-6146
2825 3rd Ave. N., 4th Floor
Billings, MT 59101



YOUR GUIDE
TO PROMOTING
THE HEALTH,
SAFETY &
QUALITY OF LIFE
IN YOUR
NEIGHBORHOOD

This pamphlet lists the most frequently violated City Ordinances that Code Enforcement Officers respond to in the City of Billings.

PARKING AND STORAGE RESTRICTIONS

City Code Sec. 27-601(a), 27-601(b)

Inoperable and abandoned cars in our neighborhoods damage our quality of life and devalue property. Inoperable cars or car parts must be stored in an enclosed building or removed from the property. If they are stored outside or on the street for more than 5 days they are considered abandoned. The Code Enforcement Division will notify the property owner for junk vehicles stored on private property. The Code Enforcement Division will notify the Billings Police Department of junk vehicles stored on the street. Junk vehicles on the street may be towed. Towed vehicles may be retrieved within 30 days by contacting the Police Department at 657-8200 to identify the tow company that removed the vehicle. The owner of the vehicle must then contact the tow company and pay towing and other charges against the vehicle.



STORAGE OF COMMERCIAL OR BUSINESS VEHICLES

City Code Sec. 27-601(a)

In residential areas, off-street storage or parking of commercial or business vehicles is limited to one business vehicle not exceeding 12,000 pounds.



STORAGE OF BOATS, TRAILERS & RVs

City Code Sec. 27-601(a)

Snowmobiles, boats or other recreational vehicles and campers, camper trailers, utility trailers or motor homes may be parked or stored on private property provided the setbacks listed below are met. Boats and trailers, including utility trailers, that are not attached to an operable vehicle may not be stored on a public street for any length of time other than for the loading or unloading of such trailer. RVs, boats, campers & trailers must be:

- Stored in the rear yard if there is access to the rear yard

If there is no access to the rear yard then:

- 8 feet back from the back of sidewalk or front property line
- 5 feet from any door, window or opening of a building
- 3 feet from any rear or side property line
- If parked in the side or front yard it must be on a prepared surface of asphalt or concrete.
- Campers or RVs parked on your property cannot be used for living or sleeping purposes for more than 5 consecutive days.

Parking Trucks, Trailers, Buses & Similar Vehicles in Residential Districts

City Code Sec. 24-406

Parking tractor trailers and other oversized vehicles affects the health and safety of neighborhoods. Emergency vehicles may not be able to pass and get to where they need to go. Parking them on driveways or yards overnight or longer is not allowed in the city in residential neighborhoods. They are allowed where they are picking up or delivering to a home or if there is a construction project underway.

Refrigerators & Freezers—Creating a Hazard

City Code Sec. 18-300

Refrigerators, freezers and other household appliances can trap and injure curious children or animals if they are left unattended outside. Open wells, swimming pools, foundations or cisterns can also pose a hazard. City codes require appliances to be stored in a closed building or taken to the landfill. Open foundations, swimming pools, wells or cisterns must be fenced or properly covered.

Remove all doors from appliances when placing them outside for pickup and disposal. Cover or fence all open foundations, swimming pools, wells or cisterns.

Home Occupations

City Code Sec. 27-606

Small businesses and local entrepreneurs provide economic vitality to Billings. Many choose to start their businesses at home. These home occupations must observe certain restrictions so they fit into our neighborhoods. These restrictions are minimal and include the following:

- Only residents of the dwelling can be employees.
- Goods and services must be produced on the premises.
- The business must be entirely inside the home or an accessory building.
- Floor area devoted to the business shall not exceed 25% of the total floor area or 500 sf whichever is less.
- The business shall not be objectionable to adjacent residences from noise, traffic or fumes.
- Business advertising signs are not allowed.
- There shall be no evidence apparent from the exterior of the lot that the property is being used for any purpose other than a home.

Family daycare and group daycare homes are not subject to these restrictions except for signage.

Detached Accessory Structures

City Code Sec. 27-310

All canvas or metal roof carports, tool or storage sheds, and detached garages must meet the setbacks from property lines for accessory buildings & separation from other structures.

Setbacks: front = 20 feet; side & rear = 3 feet
6 feet minimum separation from other buildings

Political Signs

City Code Sec. 27-707

Supporting a political candidate or issue is a right guaranteed to all citizens of Billings. Residents can display their political support with yard signs but please follow these simple rules:

1. Place signs on private property not on the public right-of-way or on a utility pole.
2. Keep signs away from driveways and intersections—they can block driver’s vision around corners.

Visibility at Intersections

City Code Sec. 27-615 and 27-618

Drivers and pedestrians need to see oncoming traffic at intersections so they can safely cross streets or make turns. Visibility at intersections is defined by a “clear vision triangle”. Where the street doesn’t have at least one stop sign or traffic light the clear vision triangle is formed by the intersection of two lines drawn 110 feet from the center of each street away from the intersection. Plants, shrubs, fences or other structures can only be 30 inches tall in these clear vision areas. See Section 27-618 for diagrams all clear vision areas. Signs and trees that are trimmed up at least 8 feet can be in the clear vision areas as long as the tree or



sign doesn’t have a trunk or base wider than 1 foot. **(Call Code Enforcement for more information)**

Visibility at Alley & Private Drive Approaches

City Code Sec. 27-615 & 27-618

Drivers and walkers also need visibility where alleys enter streets and where your driveway crosses the sidewalk. These clear vision areas are smaller but are just as important to drivers and walkers. In residential areas the clear vision area is measured 12 feet up the drive or alley from the inside edge of the sidewalk and 20 feet along the street away from the driveway or alley, staying five feet behind the sidewalk and parallel to the street for least 70 feet. The same 30 inch rule applies in these areas. If your area does not have a sidewalk measure this area starting about 10 feet behind the edge of the paved street .

(Call Code Enforcement for more information)

Abandoned Houses and Mobile Homes

City Code Sec. 18-300

There is nothing more devastating to a neighborhood than an abandoned home. It attracts curious children, homeless people and can be the target of graffiti, arson and drug crimes. In the city, leaving a house unsecured from entry for more than 30 days is a Public Nuisance and the Code Enforcement Division can have the house demolished or secured depending on the integrity of the building. Do not assume that someone else has reported an abandoned home, please call the Code Enforcement Division to report an abandoned home.



**City of Billings
Code Enforcement Division
2825 3rd Ave. N., 4th Floor
Billings, MT 59101 * 237-6146**

Clerk: Trina Adams (AdamsT@billingsmt.gov)

Commercial Property: Vacant Position

Residential Property:
Tanya Punt (Puntt@billingsmt.gov)
Todd Morgan (Morgant@billingsmt.gov)

Code Enforcement II:
Craig Salzman (Salzmanc@billingsmt.gov)

City Website (City Code On-Line):
<http://ci.billings.mt.us>

City Complaint Line	657-8267
Neighborhood Improvement Programs	657-8281
Animal Shelter	657-8226
Solid Waste	657-8260
County Code Enforcement	652-2050