

ARTICLE IX “R-4” Mobile Home Park District

Section 1. GENERAL DESCRIPTION.

This residential district provides for medium and high population density. The principal use of land is for planned mobile home parks, including mobile homes and other related facilities normally required to provide a balanced and attractive residential area. Internal stability, attractiveness, orderliness and efficiency are encouraged by providing for adequate light and open space for mobile homes and related facilities and through consideration of the proper functional relationship of the different uses.

Section 2. PRINCIPAL USES.

Property and buildings in the “R-4” Mobile Home Park District shall be used only for the following purposes:

2.001 MOBILE HOMES.

2.002 MOBILE HOME PARKS established and licensed under the Mobile Home and Mobile Home Park Act of the State of Illinois (Sections 711 through 737, Chapter III ½ of the Illinois Revised Statutes, 1983)*

Section 3. SCREENING.

When a Mobile Home Park is established or expanded and such use is created adjacent to a property zoned residential, the Mobile Home Park owner will establish a landscape screening and buffer area between the mobile home park use and the residential zoned property. Such landscaped screening and buffer area shall be located within the mobile home park zoned property and shall consist of a suitable combination of plant materials and fencing to visually screen the mobile home park use from the residential zoned area on a year around basis. Failure to provide and maintain such a landscape screening and buffer shall constitute a violation of the Ordinance.