

NOTES: Park Model RV vs Tiny Home

Park Models:

Per Idaho Code Title 49 Chapter 1, 49-117 Definitions:

(2) "Park model recreational vehicle" means a recreational vehicle that is designed to provide temporary accommodations for recreational, camping or seasonal use, is built on a single chassis, was originally mounted on wheels, has a gross trailer area not exceeding four hundred (400) square feet in the set-up mode and is certified by its manufacturer as complying with the American National Standards Institute (ANSI) A119.5 Standard for Recreational Park Trailers, and includes park models, park trailers and recreational park trailers.

Park Model standards in Idaho:

Idaho Code: I. C. § 63-3622HH(4)(d); I. C. § 49-121(6)(d); I. C. § 39-4201

Required Standard: ANSI A119.5

Terms Used: Park Trailer and Park Model

Notes: Here are multiple definitions of Park Model RV, all mandating compliance with A119.5. In two citations the definition states a Park Trailer must be of such size and weight as not to require a special highway movement permit [I. C. § 63-3622HH(4)(d) and I. C. § 49-121 (6)(d)]. The park model definition does not include language regarding a special highway permit [I. C. § 55-2003 (11)].

Tiny Houses

Per 2018 International Building Code Definitions:

Tiny Home: A dwelling that is 400 square feet (37 m²) or less in floor area excluding lofts.

Tiny homes fall under the International Building Code, and are referenced in Appendix Q. <https://codes.iccsafe.org/content/IRC2018P4/appendix-q-tiny-houses>

AQ101.1 Scope.

This appendix shall be applicable to tiny houses used as single dwelling units. Tiny houses shall comply with this code except as otherwise stated in this appendix.

Regarding tiny houses, Boise's website states:

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NOTE: Tiny houses on wheels, motor homes, travel trailers, fifth-wheel trailers, park model recreational vehicles, truck campers or folding camping trailers are recreational vehicles designed as temporary living quarters for recreational, camping or seasonal use but not as year-round dwellings.