

Mobile Food Units

Planning Division Requirements



Planning looks at the zoning, site layout and traffic concerns for mobile food units.

There are three basic scenarios for mobile food units:

- 1) On private property not at commissary,
- 2) On private property at commissary, and
- 3) On public property.

Mobile Food Unit on Private Property (not in a right of way or park; and not at commissary)

Question 1 – In what zones can I setup my mobile unit to serve food?

- All commercial, manufacturing and industrial zoning districts
- Residential zoning districts:
 - Churches, schools – only 6 hours in a 24 hour period and must be at least 100 feet from homes
 - Apartments – only 6 hours in a 24 hour period
- Mobile Units must have written property owner permission

Look at the City Maps for your Zoning district: [HERE](#) or email Planning@cosatx.us

Question 2 - How long can I stay at this location?

- Up to three days; then the mobile unit must vacated the property for at least 3 consecutive days

Question 3 – Do I need to provide parking for customers?

- All-weather parking surface must be provided
 - Asphalt, concrete, or caliche
 - Dirt/grass is NOT acceptable

Mobile Food Unit at their Commissary.

Question 1 – How long can I stay at this location?

- Mobile units located at their commissary are allowed without a time limit

Question 2 – Where can I locate & what other requirements must I comply with?

- May locate in any zoning district that allows a restaurant
- Unit must be parked on a paved surface – asphalt/concrete
- The entire site where the commissary and mobile food unit is located must comply with:
 - Building setbacks
 - Parking requirements
 - Fencing requirements
 - Signs
 - Overlay District rules if located within a special district

Question 3 – Do I need to provide parking for customers?

- Yes, parking is calculated based on the square footage of the mobile food unit and any seating areas, with a minimum of two spaces required.
- Parking spaces must be paved

<p style="text-align: center;">Mobile Unit is on Public Property (right-of-way, sidewalk, parks)</p>

Question 1 – How long can I stay at this location?

- Mobile Units may occupy one location within the public right-of-way for no more than 12 hours, or as limited by current parking regulations

Question 2 – Where can I locate and who gives permission to park in the public areas?

- Right-of-Way – the area of a street, typically along the curb
 - Cannot block driveways, sidewalks, or alleyway, or parking spaces (other than a single parking space or an area designated for a mobile food unit)
 - Mobile Unit must be more than 200 linear feet from homes
 - Mobile Unit must be more than 100 linear feet from the entryway of an existing, open restaurant (unless you have the permission of the restaurant).
 - Mobile Unit must be more than 200 linear feet from public or private schools (unless you have the permission of the school).
- Sidewalk – must be in accordance to a Special Event Permit
 - Contact Parks and Recreation - [HERE](#) or 325-657-4279
- Parks – including lake areas
 - Parks have designated areas for mobile food units
 - Contact Parks and Recreation - [HERE](#) or 325-657-4279
- Mobile Units located in a park or right-of-way may only operate between the hours of 7:00 AM and 10:30 PM, except with a special event permit

<p style="text-align: center;">Rules that apply to all Mobile Units</p>
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Mobile Units cannot block sidewalks, impede traffic, nor take up multiple parking spaces at any time unless they have been approved by a City of San Angelo Special Use permit; this includes private or public property.

Mobile Units must have trash cans and all commissaries must have a restroom, a grease trap, and paved parking for their mobile unit and customers.

Mobile Units that fry or cook items that have grease laden vapors will need a system approved by the City's Fire Prevention Division.

If you are planning on opening a mobile food business please contact the City of San Angelo – Development Services Division for a pre-development meeting for useful information and input. Please contact us [HERE](#) or email Development.services@cosatx.us