

ORDINANCE NO. 2362

ESTABLISHING REGULATIONS FOR BED AND BREAKFAST USES.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION:

That Section 5-1-9 of Chapter 32 of the Code of Ordinances of the City of Grand Junction be amended by adding a new paragraph E, reading as follows:

"E. Bed and Breakfast operations are considered an acceptable home occupation in any multi-family (RMF) zone or in an existing residential structure in any business or commercial zone without compliance with paragraphs 5-1-9A, 4 and 5 above. Such use shall comply with all other provisions of this section (5-1-9) and the following:

1. No more than five rooms may be rented in any principal residential structure. Garage conversions are not permitted.
2. One off-street parking space shall be provided for each rental room and adequate off-street spaces for the permanent residents.
3. Fire alarm systems, portable fire extinguishers and adequate exits shall be provided as recommended by the Fire Department.
4. Each home occupation shall be inspected and approved by the Building, Fire and Mesa County Health Departments and be registered with the Grand Junction Planning Department prior to initiating the home occupation."

PASSED and ADOPTED this 2nd day of September, 1987.

O.F. Ragsdale

President of the Council

Attest:

Neva B. Lockhart, CMC

City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 2362, was introduced, read, and ordered published by the City Council of the City of Grand Junction, Colorado, at a regular meeting of said body held on the 19th day of August, 1987, and that the same was published in The Daily Sentinel, a newspaper published and in general circulation in said City, at least ten days before its final passage.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said City this 3rd day of September, 1987.

Neva B. Lockhart, CMC

Neva B. Lockhart, CMC
City Clerk

Published: August 21, 1987

Final Publication: September 4, 1987

Effective: October 4, 1987