



MEMORANDUM

TO: Mayor Jones and Members of the Board

FROM: Kathleen Schmitz, Town Clerk/Treasurer

DATE: November 17, 2022

RE: Draft Ordinance Amending The Foxfield Municipal Code To Prohibit Short-Term Rentals

DISCUSSION:

Attached for Board discussion is a draft Ordinance amending the Foxfield Municipal Code to prohibit short-term rentals.

This draft ordinance will accomplish banning short-term rentals by adding subsection (b)(4) in Section 16-2-50 of the Foxfield Municipal Code. The new subsection will explicitly include a prohibition of short-term rentals within the Large Lot Residential District. Additionally, a definition of short-term rentals is inserted in Section 16-6-10.

ATTACHMENT:

Exhibit A: Draft Ordinance 2022-02

Trustee Bill No. _____
Series of 2022
Town of Foxfield

Introduced by Trustee

A BILL FOR AN ORDINANCE AMENDING THE FOXFIELD MUNICIPAL CODE TO PROHIBIT SHORT-TERM RENTALS

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF FOXFIELD, COLORADO:

Section 1. Section 16-2-50 of the Town of Foxfield Municipal Code is amended by the addition thereto of a new subsection (b)(4) to read as follows:

(4) Prohibited Uses. The use of property in the Large Lot Residential District as a short-term rental is prohibited and no principal permitted uses or special review uses shall be construed as authorizing the use of property as a short-term rental.

Section 2. Section 16-6-10 of the Town of Foxfield Municipal Code is amended by the addition thereto of the following definition to be inserted alphabetically and to read as follows:

Short-term rental. A rental of any dwelling, in whole or in part, to any person(s) for transient use of 30 consecutive days or less, other than (1) a permitted commercial accommodation, (2) ongoing month-to-month tenancy granted to the same renter for the same dwelling, or (3) a house exchange for which there is no payment. Short-term rentals shall not be permitted in any zone district in the Town.

Section 3. The Town Board of Trustees hereby finds, determines, and declares that this Ordinance is promulgated under the general police powers of the Town of Foxfield, that it is promulgated for the health, safety, and welfare of the public, and that this Ordinance is necessary for the preservation of health and safety and for the protection of public convenience and welfare.

Section 4. If any clause, sentence, paragraph, or part of this Ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

Section 5. This ordinance shall become effective thirty (30) days after final publication.

Adopted as Ordinance No. ____ Series of 2022, by the Board of Trustees of Foxfield, Colorado, and signed and approved by its Mayor or presiding officers this ____ day of _____, 2022.

Lisa Jones, Mayor

ATTEST:

Kathleen Schmitz, Town Clerk

Town Seal

Corey Y. Hoffmann, Town Attorney
(Approved as to Form)