

add "P" to RM

3-2.1. Permitted Use Table

Use	A-E	A-1	RR-A	RR-B	RR-C	R-1-A	R1B	R1C	R1D	R2A	R2B	RM	B-1	B-3	B-4	B-5	I-1	I-2	F	O	PUD	SBCO	Section
Short-Term Rental	P	P	P	P	P	P	P	P	P	P	P	P									Per Plans	P	3-3.2.J

3-3.2. Residential Uses

- A.
- B.
- C.
- D.
- E.
- F.
- G.
- H.
- I.

J. SHORT-TERM RENTALS

1. Definitions

a. Short-Term Rental

A lease or rental of a dwelling or part of a dwelling for a term of thirty (30) or fewer consecutive days.

b. Whole-House Rental

Advertisement and/or use of an entire dwelling and premises as a short-term rental.

c. Partial-House Rental

Advertisement and/or use of part of a dwelling as a short-term rental.

2. Intent

The intent of the Short-Term Rental regulations is to:

- a. Facilitate and preserve safety, residential character, and quality of life in areas of unincorporated Arapahoe County which allow residential uses.
- b. Promote and preserve sustainable, permanent housing for residents of unincorporated Arapahoe County.
- c. Allow for owners of residential property within unincorporated Arapahoe County to have flexibility in the use of land accommodating cost-of-living or investment interests, while also supporting interests stated in subsections 3-2.2.a and 3-2.2.b above.

3. General Requirements

Short-Term Rentals shall be located in a building meeting all short-term rental licensing standards. The use of recreational vehicles, mobile homes, campers, trailers, vehicles, or other temporary structures as a short-term rental is prohibited.

4. Application and Licensing Requirements

No Short-Term Rental shall operate except under the Application and Licensing requirements of Arapahoe County Ordinance 2025-xxx.

5. Separation and Buffering

- a. No Whole-House Short-Term Rental shall be granted license by Arapahoe County to operate within 500 feet of another lodging unit operating as a Short-Term Rental.
- b. Short Term-Rentals shall adhere to all setback requirements for buildings of the zone district in which they are located.