

**PARK COUNTY  
RESOLUTION 25-19**

**A RESOLUTION APPROVING AMENDMENTS TO THE PARK COUNTY LAND USE  
REGULATIONS**

**WHEREAS**, at a regularly scheduled public meeting of the Park County Board of County Commissioners (BOCC), the BOCC held a public hearing and reviewed an application for an amendment to the Park County Land Use Regulations; and

WHEREAS, the BOCC reviewed the application and all supporting documentation, the recommendations of the Planning Commission, the Planning Department, and the testimony of the members of the public; and

WHEREAS, the revisions to the Park County Land Use Regulations include the addition of Section 5-714, updates to the zoning use tables 5-301, 5-304, and 5-306, and the addition of a definition of “Accessory Dwelling Unit” in Article IV; and

WHEREAS, the revisions are essential to meet the requirements of the Innovative Housing Planning Grant from the Department of Local Affairs.

NOW THEREFORE BE IT RESOLVED, by the Board of County Commissioners, County of Park, State of Colorado, that the amendments Land Use Regulations, which are attached hereto and incorporated herein by this reference, be approved with the following amendments to the Planning Commission recommendation:

**Section 4-200 Definitions.**

...

Accessory Dwelling Unit: Means an internal, ~~attached~~, or detached dwelling unit that:

- (a) Provides Complete independent living facilities for one or more individuals;
- (b) Is located on the same lot as a primary residence; and
- (c) Includes facilities for living, sleeping, eating, cooking, and sanitation.

...

**Section 5-714(B)**

B. Development Requirements. An ADU shall be allowed in the permitted zone districts if each of the following requirements is satisfied:

- a. Lot Size. An ADU is permitted on lots of two acres or larger. ADUs on smaller lots shall be considered Guest Houses as that is defined in our regulations.

...

Moved, seconded, and approved this 21<sup>st</sup> day of May, 2025, by the Board of County Commissioners of Park County, Colorado.

**BOARD OF COUNTY COMMISSIONERS OF PARK COUNTY**

BY: *David B. Wissel*

David B. Wissel, Chair

ATTEST: *Janie Campbell*

Park County ~~Clerk~~  
*Deputy Clerk*