

ORDINANCE NO. 3314

AN ORDINANCE TO FURTHER AMEND ORDINANCE NUMBER 1883 OF THE CITY OF AUBURN, DATED DECEMBER 21, 1999, THE OFFICIAL ZONING ORDINANCE, AS AMENDED BY SUBSEQUENT AMENDMENTS, BY INCORPORATING THE FOLLOWING CHANGES:

Section 1. That Ordinance No. 1883 of the City of Auburn, Alabama dated December 21, 1999, as amended by subsequent amendments is further amended to read as follows:

Article II, DEFINITIONS.

Section 203. Definitions. *All other text in this Section shall remain as is.*

Lodging: A building, or portion of a building (including, without limitation, any guest room) that is used or advertised for transient occupancy.

Occupancy, Transient: The use of any building or structure, or portion thereof, as overnight accommodations for any individual(s) for any period(s) of thirty (30) or fewer consecutive days, in return for a fee or charge. No transient occupancy shall be deemed or construed as being a residential use of any dwelling, or portion thereof.

Article V, DETAILED USE REGULATIONS.

Section 511.04(B). Detailed Use Regulations: Home Occupations. General Regulations. *All other text in this Section shall remain as is.*

1. The home occupation must be clearly secondary and incidental to the use of the dwelling unit as a residence. With the exception of homestays, no more than 25 percent of the total floor area of the dwelling shall be used for the home occupation, to a maximum of 500 square feet. For the purposes of this Section, "total floor area" shall include all heated and ventilated areas within the dwelling. Garages, carports, outside storage rooms, and porches shall be excluded.

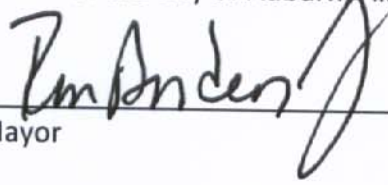
At the Planning Director's option, a floor plan of the residence may be required, indicating the specific location(s) and extent of the business activity.

10. With the exception of homestays, off-street parking shall be provided on the premises, as required by Section 513. Parking in connection with homestays may use available on-street parking areas, only when off-street parking cannot be accommodated.

Section 2. If any section or provision of this ordinance be declared invalid or unconstitutional by judgment or decree of a court of competent jurisdiction, such judgment or decree shall not affect any other section or provision of this ordinance.

Section 3. This ordinance shall take effect upon its approval by the City Council or upon its otherwise becoming law, but shall be published as required by law and codified as part of the Code of Auburn, Alabama.

ADOPTED and approved by the City Council of the City of Auburn, Alabama, this the 6th day of July, 2021.



Mayor

ATTEST:



City Manager