

ORDINANCE #1258

AN ORDINANCE DEFINING AND REGULATING BED AND BREAKFAST ESTABLISHMENT AND AMENDING TITLE 14 OF THE EUREKA SPRINGS MUNICIPAL CODE

WHEREAS, it has been brought to the attention of the City of Eureka Springs that numerous business enterprises known as "Bed and Breakfast" businesses have begun to be operated within the city limits of the City of Eureka Springs; and

WHEREAS, the City Council of Eureka Springs, Arkansas, has found, upon recommendation of the City Planning Commission, that the zoning ordinance, as amended, is inadequate to preserve the public peace, health and safety of the citizens of the City of Eureka Springs, Arkansas; that the zoning ordinance should be further amended without delay; and

WHEREAS, public hearings were held by the City Planning Commission and by the City Council, which were preceded by not less than fifteen (15) days advance published notice as required by law, and at such times all interested parties were afforded an opportunity to be heard.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EUREKA SPRINGS, ARKANSAS:

Section 1: Title 14 of the Eureka Springs Municipal Code is hereby amended in part to read, in addition to all previous amendments, as follows:

SECTION 2
DEFINITIONS

Apartment House or Multiple-family Dwelling. A single detached dwelling designed for and occupied by three or more families living, independently of each other, as separate housekeeping units, including apartment houses, apartment hotels, or resort-type hotels, and intended for use by the owner thereof by the same tenant for each separate housekeeping unit of thirty consecutive days or longer in duration.

Boarding House. A dwelling where, for compensation, lodging and meals are provided, but not more than five (5) rooms are provided for meals and lodging, and where the owner intends that the same tenant shall occupy the lodging for more than thirty consecutive days' duration.

Bed & Breakfast House. A dwelling or area containing one or more structures occupied by the owner, where, for compensation, lodging and meals are provided but not more than five (5) rooms are provided for lodging and meals; and the owner thereof intends that the same tenant occupy the lodging for less than thirty days.

Tourist Home. A dwelling in which sleeping accommodations of not more than five (5) rooms are provided for and offered to transient guests.

SECTION 3
ZONING DISTRICT REGULATIONS
Table of Permitted Uses

3-9 Permitted Uses	Table of Permitted Uses			Parking Group
	C-2	C-1	I	
Apartment House	x	x	x	3
Bed and Breakfast House	x	x	x	3
Boarding House	x	x	x	3
Tourist Home	x	x	x	3

PASSED AND ORDAINED BY THE CITY COUNCIL OF THE CITY OF EUREKA SPRINGS, ARKANSAS, ON THE 12th DAY OF August, 1986.

APPROVED:

Donald L. Thurman
DONALD L. THURMAN, Mayor

ATTEST:

Janita S. Barner
Dep. City Clerk

*Ordinance went into effect
Sept. 11, 1986.*