

**CITY OF INVER GROVE HEIGHTS
DAKOTA COUNTY, MINNESOTA**

ORDINANCE NO. _____

**AN ORDINANCE AMENDING INVER GROVE HEIGHTS CITY CODE TITLE
4, CHAPTER 13, SECTION 2, REGARDING THE DEFINITION OF
TRANSIENT LODGING, AMENDING TITLE 4, CHAPTER 13, SECTION 3,
AMENDING TITLE 4, CHAPTER 13, SECTION 4,
AND REPEALING SECTIONS OF INVER GROVE HEIGHTS CITY CODE
TITLE 10, CHAPTER 2, SECTION 2; AND TITLE 10, CHAPTER 6, SECTION 1
ALL RELATING TO TRANSIENT LODGING AS A PROHIBITED USE IN
DWELLING UNITS**

THE CITY COUNCIL OF THE CITY OF INVER GROVE HEIGHTS ORDAINS AS
FOLLOWS:

Section One. Amendment. Title 4, Chapter 13, Section 2, of the Inver Grove Heights City Code is hereby amended to add the following definition of Transient Lodging:

Transient Lodging: The letting, lease, license or other agreement for the use or occupancy of a rental dwelling unit, or portion thereof, where the actual term of use or occupancy is less than 30 consecutive calendar days including, but not limited to bed and breakfasts, vacations homes, crash pads, hostels, and the like.

Section Two. Amendment. Title 4, Chapter 13, Section 3A, of the Inver Grove Heights City Code is hereby amended to add the following:

4-13-3 : LICENSE REQUIRED:

A. General Rule: No person, partnership, business entity, or corporation shall operate a rental dwelling or rental dwelling unit in the city without a license. The license shall be the owner.

No one shall let, lease, license, or agree to allow the use or occupancy of a rental dwelling unit, or portion thereof, for transient lodging. No one shall use or occupy a rental dwelling unit or portion thereof for transient lodging.

Section Three. Amendment. Title 4, Chapter 13, Section 4F & G, of the Inver Grove Heights City Code is hereby amended to add the following:

4-13-4 : EXEMPTIONS:

F. Single-family homes in which an individual owns the single-family home and resides in a portion of the building in which there is a rental dwelling unit and there are a total of no more than three (3) person within the rental dwelling unit that are unrelated to the owner and to each other where the term of occupancy or use is not less than 30 consecutive calendar days.

G. Accessory dwelling units pursuant to section 10-18-1 of this code where the term of occupancy or use is not less than 30 consecutive calendar days.

Section Four. Amendment. The definition of Bed and Breakfast found in Title10, Chapter 2, Section 2 of the Inver Grove Heights City Code is hereby repealed:

10-2-2: DEFINITIONS:

~~BED AND BREAKFAST: A house, or portion thereof, where short term lodging rooms and meals are provided. The operator of the bed and breakfast shall live on the premises.~~

Section Five. Amendment. Title10, Chapter 6, Section 1 Land Uses in All Residential Districts of the Inver Grove Heights City Code is hereby amended to repeal the following use:

Use	Zoning District												
	A	E-1	E-2	R-1A	R-1B	R-1C	R-2	R-3A	R-3B	R-3C	R-4	MF-PUD	MU-PUD
Conditional uses:													
Bed and breakfast	☒	☒	☒	☒	☒	☒							

Section Six. Effective Date. This Ordinance shall be in full force and effect from and after its passage and publication according to law.

Passed in regular session of the City Council on the ____ day of ____, 2017.

CITY OF INVER GROVE HEIGHTS

George Tourville, Mayor

Ayes:

Nays:

ATTEST:

Michelle Tesser, City Clerk