

**TOWN OF PARACHUTE  
ORDINANCE NO. 773-2019**

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**AN EMERGENCY ORDINANCE OF THE TOWN OF PARACHUTE, COLORADO, IMPOSING A MORATORIUM ON THE ACCEPTANCE AND PROCESSING OF APPLICATIONS FOR TINY HOMES FOR THE IMMEDIATE PRESERVATION OF THE PUBLIC HEALTH, SAFETY, AND WELFARE.**

**WHEREAS**, the Town of Parachute (“Parachute” or the “Town”) is a home-rule municipality organized pursuant to Article XX of the Colorado Constitution and with the authority of the Parachute Home Rule Charter;

**WHEREAS**, the high cost of housing throughout the Western Slope and Colorado as a whole has led to the proliferation of alternative living arrangements, including small-scale “tiny homes” typically below 400 square feet in size;

**WHEREAS**, the Town of Parachute, like many other neighboring communities and Garfield County, has fielded questions regarding the potential for tiny homes in Town; however, the Town does not presently have building and land use regulations in place to address tiny home development;

**WHEREAS**, to avoid any confusion and to ensure that the Town is adequately prepared to address all life, health, and safety issues for tiny home development, the Town Council wishes to impose a moratorium on the acceptance and processing of applications for tiny home (or similar) development to allow for adequate regulation thereof; and

**WHEREAS**, the Town Council declares the subject matter of this ordinance to be an emergency due to the risk to life, health, and safety of unregulated tiny home development.

**NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF PARACHUTE, COLORADO THAT:**

**Section 1.** The foregoing recitals are incorporated herein as findings of the Town Council.

**Section 2.** There is hereby imposed a moratorium on the acceptance, processing, and approval of applications for tiny home or similar development. During the moratorium, no new tiny home development shall be permitted within the Town.

**Section 3.** Pursuant to the Town of Parachute Home Rule Charter, Section 1-12, it is hereby declared that, in the opinion of the Parachute Town Council, an emergency exists; that there is need for the immediate preservation of the public peace, health, and safety of the Town; and, this moratorium provides the time necessary to consider and revise the Town’s regulations of tiny homes.

**Section 4.** This ordinance shall become effective immediately upon passage and shall be terminated only by subsequent ordinance of the Parachute Town Council or initiative of the Town’s

voting electors.

Section 5. If any provision of this Ordinance is found to be unconstitutional or unlawful, such finding shall only invalidate that part of portion found to violate the law. All other provisions shall be deemed severable and shall continue in full force and effect.

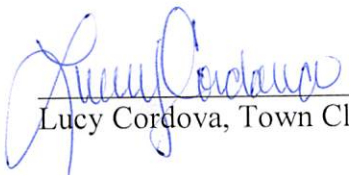
**INTRODUCED AS AN EMERGENCY ORDINANCE, READ, PASSED, ADOPTED, AND ORDERED PUBLISHED BY TITLE ONLY** by a vote of 4 to 0 of the Town Council of the Town of Parachute, Colorado at a regular meeting held at Town Hall in the Town of Parachute, Colorado, on the 16<sup>th</sup> day of May, 2019 and approved by the Mayor on the 16 day of May, 2019.

**TOWN COUNCIL OF THE TOWN OF  
PARACHUTE, COLORADO**

By:

  
\_\_\_\_\_  
Roy McClung, Mayor

**ATTEST:**

  
\_\_\_\_\_  
Lucy Cordova, Town Clerk

**PUBLIC NOTICE**

Public notice is hereby given that an Ordinance entitled:

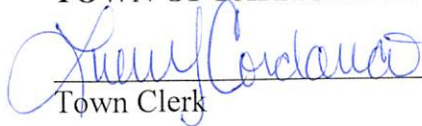
**AN EMERGENCY ORDINANCE OF THE TOWN OF PARACHUTE, COLORADO,  
IMPOSING A MORATORIUM ON THE ACCEPTANCE AND PROCESSING OF  
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was introduced before the Town Council on May 16, 2019; that a copy of said Ordinance is posted at Town Hall; and that the Ordinance was approved at a regular meeting of the Town Council held on May 16, 2019, and approved by the Mayor on May 16, 2019.

Copies of the adopted ordinance are available for inspection at the Town Hall, Parachute, Colorado and available on the internet at <http://www.parachutecolorado.com>.

Dated this 16<sup>th</sup> day of May, 2019.

**TOWN OF PARACHUTE**

  
Town Clerk