



**TOWN OF PALMER LAKE  
PLANNING COMMISSION - AGENDA MEMO**

<b>DATE:</b> March 2022	<b>ITEM NO.</b>	<b>SUBJECT:</b>
<b>Presented by:</b> Town Administrator /Clerk		Discussion / Consideration of Adding Multi-Family and/or Accessory Dwelling Unit to Residential Zoning as a Conditional Use

**Background**

Staff has encountered multiple situations – especially coming to light with the addition of Short Term Rental code criteria – where property owners have more than one dwelling unit in single family residential zoning. In some cases, the structures are duplex or multi-family dwelling. In other cases, the property has a smaller accessory dwelling – living space above garage, suite on property, etc.

This use is non-compliant to current residential zoning code. The zoning code that does permit use for multi or accessory dwelling is CC, C1, C2 and RA.

This item is intended for discussion and possible consideration to incorporate multi and/or accessory dwelling units to residential zoning as a conditional use.

You can find current zoning codes including permitted and conditional use here -

<https://www.townofpalmerlake.com/administration/page/town-palmer-lake-interactive-zoning-map>