

BRIGHTON, UTAH

ORDINANCE NO. 2025-O-9-1

**AN ORDINANCE AMENDING TITLE 5 BUSINESS LICENSES AND REGULATIONS
CHAPTER 5.19 SHORT TERM RENTAL SECTION 5.19.084 EXEMPTION FROM
CERTAIN REGULATIONS FOR SHORT-TERM RENTALS FOR PROPERTIES WITHIN
THE SOLITUDE VILLAGE MASTER ASSOCIATION.**

WHEREAS, parking areas within the Solitude Village Master Association (SVMA) are established and provided for properties within Solitude and it is not necessary to require parking locations and the number of parking spots in the license application; and

WHEREAS, Water and Sewer letters are not required for properties in the SVMA and it is not necessary to require sign off for water and sewer in the license application; and

WHEREAS, short-term rental units located within multi-family structures and subject to the approved Master Plan in Solitude Village were approved for short term rentals land use approval; and

WHEREAS, the properties in Solitude Village which are located within the Solitude Village Master Association require fewer regulations due to the Master Association existing regulations and resort purpose of Solitude Village;

WHEREAS, Property within the Solitude Village Master Association has internal regulations and enforcement through home owners associations and security officers on staff to minimize impacts of short term rentals for properties located within the Solitude Village Master Association;

NOW, THEREFORE, BE IT ORDAINED by the Brighton Town Council that:

Section 1. Amended. Title 5, Chapter 19, Section 084 of the Brighton Town Code is hereby amended as follows:

5.19.084 Exemption From Certain Regulations For Short-Term Rentals For Properties Within The Solitude Village Master Association

Short-term rentals located in the Solitude Village Master Association area are exempt from a permitted land use permit for short term rental use and the following sections of this Chapter:

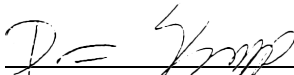
1. 5.19.030 (7) and a portion of (8) – License – Application – Contents.
 - a. (7) A diagram of parking locations and the number of parking spots
 - b. A portion of (8) - and which has been approved by the water provider verifying the availability of water necessary to accommodate the licensed use. Note that “A floor plan of the short-term rental including the number of bedrooms and bathrooms” is still required.
2. 5.19.063 -Water Supply And Public Sewer Required

3. 5.19.065 - Minimum Rental Period of Two Nights.
4. 5.19.070 - Maintenance - Structures and Grounds.
5. 5.19.073 - Other Requirements and Limitations. Only excluding subsection H, "Short term rental applicants must contact all properties with dwellings within a radius of 300 feet of the property boundary, before being licensed and preferably in person, and provide written notice of the responsible party contact information for the short term rental and Complaint Flow Chart as specified by the Town."
6. 5.19.075 - Parking and Parking Areas.
7. 5.19.080 - Interior Signage.
8. 5.19.083 - Required Communication with Renters.

Section 3. Effective Date. This ordinance shall go into effect upon publication.

PASSED AND APPROVED THIS 9th Day of September, 2025.

TOWN OF BRIGHTON

By: 
Dan Knopp, Mayor

ATTEST


Kara John, Town Clerk

