

ORDINANCE #25-15

AN ORDINANCE AMENDING THE SHORT-TERM RENTAL ORDINANCE

WHEREAS, the Town of Garden City is a town duly incorporated under the general law of the State of Utah; and

WHEREAS, the Garden City Town Council is the governing body for the Town of Garden City and must administer the Garden City Municipal Code; and

WHEREAS, The Garden City Town Council is authorized to govern the health, safety and wellness of the citizens and visitors of the Town of Garden City.

NOW, THEREFORE, BE IT ORDAINED BY THE GARDEN CITY TOWN COUNCIL THAT ORDINANCE 8-600 SHORT-TERM RENTALS BE UPADATED AS FOLLOWS:

8-616. Exempt Properties - The following properties shall be **exempt** from the requirement to obtain a Short-Term Rental License:

1. Hotels and Motels

Hotels, motels, inns, campgrounds and bed-and-breakfasts operating under a valid business license issued by the City for lodging operations shall be exempt. These properties must be owned by a single owner or ownership entity.

2. Condominium Units

Condominium properties where **all units are owned by a single owner or ownership entity**, have been constructed and inspected as a commercial property and the owner manages or operates the units for transient lodging purposes shall be exempt from the requirement to obtain an individual short-term rental license for each unit.

- Such properties shall maintain a valid City business license for lodging operations. See ordinance 8-100.
- This exemption shall not apply to condominium properties with multiple owners where individual units are rented separately or apartment complexes.

3. Verification of Exemption

Property owners claiming exemption under this section shall provide documentation to the City's Licensing Department, upon request, demonstrating eligibility for exemption, including proof of sole ownership and an active business license.

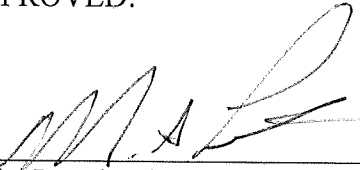
If any section, subsection, sentence, clause, phrase, or portion of this ordinance is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such provision shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions of this ordinance.

APPROVED AND ADOPTED by the Garden City Town Council this 13th day of November 2025.

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APPROVED:

Attest:



Mike Leonhardt, Mayor





Cathie Rasmussen, Town Clerk

Voting:	Aye	Nye
Argyle	<input checked="" type="checkbox"/>	___
Hansen	<input checked="" type="checkbox"/>	___
House	<input checked="" type="checkbox"/>	___
Menlove	<input checked="" type="checkbox"/>	___

STATE OF UTAH)
)§
County of Rich)

I, Cathie Rasmussen, the duly appointed Clerk/Recorder of the Town of Garden City, Utah, do hereby certify that the attached and foregoing is a true and correct copy of Ordinance #25-15 passed by the Town Council of Garden City, on the 13th day of November 2025.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said Town this 13th day of November 2025

Cathie Rasmussen
Town Clerk

