

# ROUTT COUNTY REGIONAL BUILDING DEPARTMENT

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## Policy Statement

From: Carl Dunham, CBCO

**Re: R-1 consideration for all multi-family dwelling projects**

Date: January 1, 2011

Effective Date: Immediately

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Steamboat Springs and the surrounding area is a resort community. The development of multi-family dwelling projects depends on the character and use of these dwellings as rentals for transient lodging. The requirement for accessible elements in R-1 occupancies, built under the International Building Code, fits very well into the building department mission of "code compliance for the residents and guests of Routt County." With that mission in mind, all new multi-family projects must be considered as R-1 occupancies. Some form of permanent restriction that forbids transient use (occupancy less than 30 days) must be put in place in order for a project to be considered as an R-2 occupancy. The fact that a main lobby/front desk is not on site will not be considered as sufficient reason for consideration as an R-2.