



**TOWN OF CARBONDALE
511 COLORADO AVENUE
CARBONDALE, CO 81623**

**EXHIBIT B
to Resolution No. 7-2020**

**Temporary Parking Regulations
to Facilitate Additional Outdoor Business Areas
During COVID-19 Pandemic**

Due to the Emergency Resolution passed by the Board of Trustees on March 17, 2020 due to the COVID-19 pandemic, a business owner may operate a commercial business in the required parking areas associated with its business location in order to provide social separate provided the following conditions are met:

- a. If the space is leased, the business owner must obtain permission from the property owner to use a portion of the required parking area for outdoor commercial operations prior to commencement of the use.
- b. The property owner is responsible for designating which portions of the required parking area may be used for outdoor commercial operations, as well as allocating which parking areas may continue to be used by any other tenants of the building.
- c. The business owner may operate its business in the required parking area for no more than 120 days. The business owner may request an extension from the Town after the 120-day period expires, provided the property owner authorizes the extension (if applicable).
- d. Any commercial operation conducted in the required parking areas shall be by the property owner or by tenant(s) located within the building associated with the required parking area, not by unrelated property owners or tenants of other buildings/properties. No outside vendors are allowed to operate within the required parking area.
- e. A business should take care not to negatively affect other tenants in the building. If a there is a dispute amongst tenants, it will be the responsibility of the property owner to settle the dispute.