

Attachment B: Chapter 15

Bedroom: A room or space within a dwelling unit, with 5 feet or more of ceiling height, of at least 70 square feet will be considered a bedroom in accordance with the following:

In a single-family or multi-family dwelling, any space or room having two of the following factors shall be considered a bedroom. In a hotel any room or space having one of the following factors shall be considered a bedroom:

- a. Has walls and doors to separate it from other habitable space
- b. Meets the definition of a loft, a habitable space open to the room or floor directly below
- c. Has a closet or similar provision for clothes storage
- e.

Rooms or spaces determined by these criteria to be bedrooms, regardless of any names, labels, or intended uses proposed by the building designer or owner, shall be used to designate the total number of bedrooms for purposes of, including, but not limited to, determining required parking spaces and evaluating Short Term Rental requests.

Rooms containing two of the four characteristics, above, are not permitted in or above detached garages unless associated with an approved Accessory Unit.