



Community Planning & Permitting

Courthouse Annex • 2045 13th Street • Boulder, Colorado 80302
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SHORT-TERM RENTAL AFFIDAVIT

Short-Term Rentals (29 days or less) are only permitted at an owner's or tenant's primary residence. Primary residence is defined in Section 1.A.8 of Ordinance No. 2023-02 as a dwelling unit in which a person resides for more than six (6) months out of each calendar year. An annual certification of primary residency is required under Section 4.A.3 of Ordinance No. 2023-02 to renew the Short-Term Rental License. The owner or tenant must be present during the rental period, with the exception of up to forty-five (45) nights per year.

All Short-Term Rentals in unincorporated Boulder County must have a valid rental license and must abide by the Short-Term Rental requirements in Article 4-516.Z of the Boulder County Land Use Code and Ordinance No. 2023-02.

Property Information

Property Address: _____

Assessor No: _____ Deed Reception No: _____

Owner/Tenant Name: _____

Owner/Tenant Email: _____ Owner/Tenant Phone: _____

By submitting this affidavit, I swear under penalty of perjury that I am the owner or tenant of the real property identified above, that this property constitutes my primary residence, and that this property is not deed-restricted as affordable housing.

I understand that my Short-Term Rental License may be suspended or revoked if at any time I am found to not be in compliance with the requirements of Boulder County Ordinance No. 2023-02. I acknowledge that if violations of Boulder County Ordinance No. 2023-02 have not been resolved within a reasonable timeframe, Boulder County may impose an administrative fine, task law enforcement personnel with using the Penalty Assessment Procedure described in C.R.S. § 16-2-201, or seek injunctive relief.

I further understand that under Colorado law C.R.S. §30-28-124.5, violations of the Boulder County Land Use Code, including Article 4-516.Z of the Boulder County Land Use Code, are punishable by fines up to \$1000 and continuing penalties up to \$100 per day until the violation is corrected. Any such unpaid civil penalty will be recorded as a lien against the above-described property, and may be certified to the County Treasurer for collection in the same manner as the law provides for the collection of property taxes. Boulder County may also seek injunctive relief under C.R.S. § 30-28-124 for violations of the Boulder County Land Use Code.

I have carefully considered the contents of this Affidavit before signing. I affirm that the contents are true, to the best of my knowledge.

ACKNOWLEDGED AND AGREED TO THIS ____ DAY OF _____ 20__

Owner/Tenant Printed Name: _____

Owner/Tenant Signature: _____

State of Colorado }

County of Boulder }

The foregoing instrument was acknowledged before me this ____ day of _____ 20__

by: _____

Owner/Tenant Printed Name

Witness my hand and official seal: _____

Notary Public

My commission expires: _____