

Inglewood Municipal Code

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CHAPTER 12 PLANNING AND ZONINGArticle 1.1. GENERAL REGULATIONS**Section 12-16.1. Hotel and Motel Regulations.**

(a) All hotel or motel facilities hereafter built shall contain no fewer guestrooms than the minimum number required by their respective zone classifications and shall occupy sites having a minimum area of twenty thousand square feet and a minimum street frontage of one hundred fifty feet. Exception: An existing nonconforming motel or hotel located on a property with a "C" (Commercial) or "M" (Manufacturing) zoning classification that does not meet at least one of the development standards of this subsection mentioned above, may add guestrooms provided the minimum number of guestrooms added is five, that the exterior of the existing motel or hotel must be renovated to ensure that the aesthetic quality of the facility is enhanced, and that the new guestrooms comply with all other applicable Municipal Code requirements. The exterior renovation must include painting and the installation of a new façade when the existing façade is in poor condition. The exterior renovation and the façade of the new guestrooms must be the same or aesthetically compatible. Additionally, new landscaping must be installed adjacent to street frontages where no landscaping previously existed. This is subject to areas being available along the street frontage for the installation of landscaping. Any nonconforming motel or hotel located in any other zone classification may not add new guestrooms.

(b) No hotel or motel structure shall be located within fifteen feet of any public street right-of-way or within five feet of any alley right-of-way. Such setbacks shall be increased, for the entire structure, by an additional two feet per story for every story above the first two stories.

(c) No hotel or motel structure shall be located within twenty feet of any abutting R or P zoned property. Such setback shall be increased, for the entire structure, by an additional two feet per story for every story above the first two stories.

(d) All structures, cumulatively, shall not occupy more than sixty-five percent of the entire hotel or motel site.

(e) One or more outdoor amenity area(s) shall be provided for each hotel or motel facility, based upon the provision of twenty-five square feet of such amenity area per guestroom, to a total maximum requirement of two thousand five hundred square feet. An amenity area may include such facilities as patios, playground equipment, a swimming pool, tennis courts, and comparable recreational installations. All amenity areas shall be landscaped.

(f) Every hotel and motel facility hereafter built or enlarged shall contain an interior lobby not less than four hundred square feet in floor area, exclusive of any office area.

(g) There shall be a minimum of three hundred twenty square feet of floor area per guestroom, inclusive of bathroom and closet(s).

(h) No kitchen facilities shall be provided in any guestroom. Kitchen facilities shall be limited to being provided in the manager's dwelling unit and any on-site development.

(i) One manager's dwelling unit shall be provided within each hotel or motel facility having fewer than one hundred guestrooms and such dwelling unit shall contain at least one bedroom but not more than two bedrooms (any den shall constitute a bedroom).

(j) All rooms used for utility, janitorial or linen storage shall have no windows.

(k) It is unlawful for any individual, partnership, company or corporation to rent any motel or hotel room by the hour or a few hours. It shall be unlawful to permit any room to be rented for any occupancy more than once per day; or to permit any guest to occupy any room more than one hundred twenty consecutive days. Guests requiring longer stays shall be relocated to another room.

(l) Every person or entity that owns or operates a hotel, motel, auto court and/or place used or intended to be used for guest sleeping purposes shall maintain on the premises at all times a permanent guest register in which shall be entered the following guest identification information:

(1) The printed name and address of each paying or nonpaying guest who rents a room or rooms in the hotel, motel, auto court and/or place used or intended to be used for sleeping purposes;

- (2) The name and address of each person that will occupy the room as part of the guest's party. This may include adults and children;
- (3) The guest room number and number of room(s) to be rented by the guest;
- (4) The date that the room or rooms are rented and the date of guest departure;
- (5) The guest identification information shall be maintained for each reregistered paying or nonpaying guest for a minimum of ninety days. Guest identification information shall be made readily available for the review, inspection, photocopying, investigation or referral to other law enforcement agencies by the Inglewood Police Department immediately upon request.

(Ord. 90-21 8-28-90; Ord. 02-20 6-11-02; Ord. 07-10 5-15-07)

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