



SHORT-TERM RENTAL



ORDINANCES

No commercial uses. Commercial uses are strictly prohibited, unless specifically authorized as a condition of approval of the Special Exception by the Board of Supervisors for unhosted short-term rentals or as authorized on a case-by-case basis by the Director of Planning and Land Use for hosted short-term rentals as outlined in Section 29-4-2 regarding larger gathering limits.

No nuisances. No short-term rental operator or other person shall cause or allow a disturbance or nuisance that significantly affects the surrounding neighborhood.

No disruptive parties or events. No short-term rental operator or other person shall allow, cause or participate in any disruptive party or any other disruptive event at any short-term rental or any property adjacent thereto.

No inconsistent noise or activity. The noise and activity at a short-term rental shall be consistent with the typical level of noise and activity of the neighborhood in its vicinity.

Quiet hours. Quiet hours at a short-term rental shall be from 11 p.m. to 7 a.m. daily (9 a.m. on Sunday). During those hours, there shall be no loud talking, singing, barking animals, amplified sound or other disturbing noise audible at the property line of the short-term rental.

No Trespass. It is expressly forbidden for guests or visitors at a short-term rental to trespass on the lands or property of another.

Portable or temporary shelters. No tents, travel trailers, recreational vehicles or similar portable or temporary shelters, including trailered boats, may be used as a short-term rental.

No "open invite" parties or events. No parties or events without a set list of guests are permitted. No parties or events advertised, on social media or otherwise, to the public or large groups of people are permitted.



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HOST IS REQUIRED TO PROVIDE FOR THE FOLLOWING:

All short-term rental operators shall post in a prominent place within the rental unit a summary of applicable county ordinances (to be provided by the Planning and Land Use Department), a copy of the parking plan, trash and waste pickup schedules, if any, emergency telephone numbers and any additional rules for short-term rental tenants.

The short-term rental operator, his or her employee, or an authorized independent contractor shall be able to respond, by phone or in person, to any law enforcement or local government official or guest within 60 minutes in order to address any issues.

One (1) working smoke detector shall be installed and maintained for each bedroom as provided in conformance with the provisions of the Uniform Statewide Building Code. Smoke detectors shall be inspected and tested at least quarterly to ensure they are in good working order.

In short-term rentals equipped with propane, a working carbon monoxide (CO) detector shall be installed and maintained per the manufacturer's recommendations on each floor or level of the dwelling equipped for guests to sleep overnight.

At least one (1) working fire extinguisher shall be provided and maintained per the manufacturer recommendations in the short-term rental. A fire extinguisher shall be located in or near the kitchen or any other area equipped for heating of food, and any other area which has any flame (including any wood-burning fireplace). At least quarterly, the short-term rental operator, his or her employee, or an authorized independent contractor shall inspect all fire extinguishers to ensure they are in good working order.