



Mathews County Board of Supervisors

Regular Meeting
Historic Courthouse
27 Court Street
Mathews, VA 23109

Tuesday, July 25th, 2023, at 6:00 PM

ORDER

ZONING TEXT AMENDMENT 23-10 FOR 5ZA23

MOTION: On Motion of Paul Hudgins, seconded by Melissa Mason, the Mathews County Board of Supervisors voted 5-0-0 as follows: Paul Hudgins, Melissa Mason, Dave Jones, Jackie Ingram, Mike Walls - aye; None - nay; to approve text amendment 23-10 as presented.

Roll Call Vote:

Paul Hudgins, Vice Chair - Aye
Jackie Ingram, Supervisor - Aye
Melissa Mason, Supervisor - Aye
Mike Walls, Supervisor - Aye
David Jones, Chairman - Aye

A handwritten signature in blue ink, appearing to be "JG", is written above a horizontal line.

Judi Green
Senior Executive Associate/Deputy Clerk

Cc: Maria Hubbard, Planner

Zoning Text Amendment 5-ZA-23

Mathews County, Virginia

July 11, 2023

Background:

At the June 13, 2023 Planning Commission meeting, the Commission voted 6-0 to schedule a public hearing for a text amendment to §175-15.28 Special Regulations for Short-Term Vacation Rentals, to add two regulations. The new regulations will read as follows: (F) There shall be a fire evacuation route displayed in a common area of the short-term vacation rental. (G) There shall be an operable 2-A: 10-B:C fire extinguisher located in an accessible location inside the short-term vacation rental. The existing letter (F) will now become letter (H). No changes are proposed to the way that regulation reads.

Existing Text:

§ 175-15.28 Special regulations for short-term vacation rentals.

[Added 10-25-2016]

The following regulations shall apply to short-term vacation rental uses:

- A. No person shall rent, lease or otherwise exchange for compensation all or any portion of a dwelling unit as a short-term vacation rental without first obtaining a zoning permit and executing a short-term vacation rental use agreement.
- B. The number of transient guests shall not exceed two persons per bedroom plus two persons for each dwelling unit, subject to the verification of Building Code and Health Department compliance.
- C. The owner of a short-term vacation rental shall designate a short-term vacation rental agent on the use agreement. The agent shall be able to respond within two hours of contact from a representative of the County in case problems arise with the property. A property owner may serve as the short-term vacation rental agent.
- D. There shall be no change in the exterior appearance of the short-term vacation rental unit and premises that would alter its essential character as a dwelling unit. The use shall not generate noise, glare, fumes, traffic or fire hazards which would create a nuisance on adjacent properties.
- E. Minimum off-street parking for the short-term vacation rental use shall comply with Article 12 of the Zoning Ordinance. No vehicles, watercraft or trailers of transient guests shall be parked in a private or public right-of-way in such a manner as to block vehicle access to a property.
- F. Nothing in this section shall limit the County from enforcement of its code or state or federal regulations.

Proposed Text:

§ 175-15.28 Special regulations for short-term vacation rentals.

[Added 10-25-2016]

The following regulations shall apply to short-term vacation rental uses:

- A. No person shall rent, lease or otherwise exchange for compensation all or any portion of a dwelling unit as a short-term vacation rental without first obtaining a zoning permit and executing a short-term vacation rental use agreement.
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- D. There shall be no change in the exterior appearance of the short-term vacation rental unit and premises that would alter its essential character as a dwelling unit. The use shall not generate noise, glare, fumes, traffic or fire hazards which would create a nuisance on adjacent properties.
- E. Minimum off-street parking for the short-term vacation rental use shall comply with Article 12 of the Zoning Ordinance. No vehicles, watercraft or trailers of transient guests shall be parked in a private or public right-of-way in such a manner as to block vehicle access to a property.
- F. There shall be a fire evacuation route displayed in a common area of the short-term vacation rental.
- G. There shall be an operable 2-A:10-B:C fire extinguisher located in an accessible location inside the short-term vacation rental.
- H. ~~F~~. Nothing in this section shall limit the County from enforcement of its code or state or federal regulations.