

EXHIBIT B

Article 79. X Vacation Rental Exclusion and Cap Combining District.

Sec. 26-79-005. Purpose and Applicability.

The purpose of this district is to exclude or limit concentration of vacation rentals in the following areas:

- (a) Areas where there is inadequate road access or off-street parking;
- (b) Areas where the prevalence of vacation rentals is detrimental to the residential character of neighborhoods;
- (c) Areas where the residential housing stock is to be protected from conversion to visitor-serving uses;
- (d) Areas where, because of topography, access or vegetation, there is a significant fire hazard.
- (e) Areas where residential character is to be preserved or preferred; and
- (f) Other areas where the board of supervisors determines that it is in the public interest to prohibit the establishment and operation of vacation rentals.

Sec. 26-79-010. Vacation Rental Exclusion.

- (a) Vacation Rental Exclusion. The X district may be applied to exclude new vacation rentals.
- (b) Permitted Uses. Where the X district excludes new vacation rentals, uses permitted in the base zoning district are allowed, except for a new vacation rental under Section 26-88-120.

Sec. 26-79-020. Vacation Rental Cap.

- (a) Vacation Rental Cap. The X district may be applied to cap vacation rentals at 10% of the single-family dwellings in the proposed X district boundaries when the cap is imposed. Where calculation of the cap results in a fractional number, the cap is rounded down to a whole number.
- (b) Permitted Uses. Where the X district caps vacation rentals, uses permitted in the base zoning district are allowed, except for a new vacation rental under Section 26-88-120 whenever the cap is met or exceeded.