

Amendment 3 to Bill 1446

Proposed by: Mr. Divilio
Introduced by: Mr. Divilio
Date: July 21, 2020

A BILL TO AMEND CHAPTER 190 OF THE TALBOT COUNTY CODE (ZONING, SUBDIVISION AND LAND DEVELOPMENT) TO IMPROVE AND CLARIFY THE PROCESSES FOR LICENSURE AND OVERSIGHT OF SHORT TERM RENTALS IN THE COUNTY; AND TO AMEND THE STANDARDS FOR SAFETY FOR LICENSURE

KEY

Boldface.....Heading or defined term
Underlining.....Added to existing
~~Strikethrough~~.....Deleted from existing law
Underlining.....Added by amendment
~~Strikethrough~~.....Deleted by amendment
* * * Existing Bill unaffected

Proposed Amendments: The amendments proposed to the text of the Bill are as follows:

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C. OPERATING GUIDELINES

1. The maximum number of persons permitted to be on-site associated with any short-term rental during nighttime hours (sunset to sunrise) shall be limited at all times to the lesser of 12 persons or two persons per bedroom in the ~~primary~~ dwelling that is rented, excluding infants under 18 months of age, ~~and not including any bedrooms within an accessory dwelling.~~ There shall be no limit on the maximum number of persons during daytime hours (sunrise to sunset), except to the extent that another section of the Talbot

County Code or other law, regulation, rule, order, decision, or condition of approval imposes such a limit or otherwise curtails a gathering.

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Purpose: This new language is intended to establish that, generally, the limit on the number of short-term rental guests and invitees applies only during nighttime hours.

Amendment not substantive: This amendment is not substantive under the standard in *Ajamian v. Montgomery County*, 99 Md. App. 665, 684-685 (1994).