



Legislation Text

File #: 23-0144, **Version:** 1

Use Permit Application by Kevin & Yong Westby to Permit a Short-term Rental (STR) at 826 N First St [LRSN: 12007581]

Background Statement:

This is a request for a use permit for a short-term rental (STR) at 826 N First St [LRSN: 12007581]. The property is zoned One-Family Residential (R-11) District.

The Hampton Community Plan (2006, as amended) designates this area as medium-density residential. It sets forth the policies that a mix of land uses appropriate for the district should be encouraged, and tourism and entertainment opportunities should be expanded provided this is done in a way that safeguards the integrity of existing residential neighborhoods.

The property falls within the area governed by the Buckroe Master Plan (2005, as amended) which recognizes Buckroe's distinguished past as an evolving vacation destination and aims to maintain its present identity as a family-oriented community. It sets forth guiding principles that call for low-scaled beach-oriented housing and supporting the unique coastal character of the architecture in Buckroe.

If the use permit is to be granted, staff has identified fifteen (15) recommended conditions based upon the proposed use's operational and land use characteristics. Among the conditions are limitations on occupancy and capacity, which is governed by the Virginia Uniform Statewide Building Code in addition to conditions related to a ledger, a local contact person, and the restriction of events.

Recommendations:

Staff Recommendation:

Approval with fifteen (15) conditions

Planning Commission Recommendation:

Approval with fifteen (15) conditions