

**RESOLUTION NO. 2015- 082**

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF INDIAN RIVER COUNTY, FLORIDA, ESTABLISHING THE SHORT TERM VACATION RENTAL ADVISORY COMMITTEE.**

WHEREAS, owners of houses, condominiums and apartments in coastal and central Florida have been offering to rent their properties to travelers on a short term basis - less than thirty days - as an alternative to hotels for vacation destinations; and

WHEREAS, over the past several years, short term vacation rentals have increased in popularity and it is estimated that there are over 250 houses, apartments and condominiums in Indian River County advertised on various websites as vacation rentals; and

WHEREAS, the use of single family houses in residential neighborhoods as short term vacation rentals is becoming more frequent; and

WHEREAS, in 2011, the State of Florida enacted legislation that would preempt regulation of short term rentals almost entirely to the State and in 2012, the Board of County Commissioners of Indian River County decided to forgo regulation of short term vacation rentals; and

WHEREAS, some short term vacation rental owners have now begun advertising their single family properties as destinations for events such as weddings, reunions and other celebrations that attract large crowds in residential neighborhoods creating noise, traffic and parking problems; and

WHEREAS, in response the BCC has directed staff to develop the adoption of and initiate the process for formal parking regulations for vacation rentals and to develop regulations prohibiting the renting out of residences for special events such as weddings, reunions and other celebrations; and

WHEREAS, the Board wishes to consider whether or not to further regulate vacation rentals above and beyond the proposed regulations described above which are already in the process of adoption; and

WHEREAS, Indian River County has a knowledgeable group of professionals and volunteers who could provide valuable input and helpful suggestions and advice to the Board concerning short term vacation rentals;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF INDIAN RIVER COUNTY, FLORIDA, that:

**1. ESTABLISHMENT.**

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The Indian River County Short Term Vacation Rental Advisory Committee is hereby established.

### 2. MEMBERSHIP.

The Short Term Vacation Rental Advisory Committee shall have seven voting members appointed by the Board of County Commissioners, with each Commissioner charged with the duty of appointing a member and a majority of the Commission shall appoint two members from the community at large.

Members must reside in or own property in Indian River County.

### 3. DURATION OF COMMITTEE AND TERM OF OFFICE.

The Short Term Vacation Rental Advisory Committee shall automatically be sunsetted one year from the date of its first meeting or completion of its tasks for the Board, whichever occurs first, and the term of office for each member shall terminate at that time. The duration of the Committee may be extended by the Board and the term of office for the members shall be extended accordingly.

### 4. POWERS AND DUTIES.

The Short Term Vacation Rental Advisory Committee shall have the power and duty to:

- a. Consider, study, and advise the Board concerning ordinance amendments to the County's land development regulations pertaining to short term vacation rentals;
- b. Consider all matters submitted to it by the Board of County Commissioners and submit recommendations on proposed legislation, ordinances, and rules to the Board of County Commissioners.
- c. Collaborate, coordinate and cooperate with County staff in order to further the goals and duties of the Committee.

### 5. ADVISORY STATUS.

The Short Term Vacation Rental Advisory Committee shall be advisory only and the members shall serve without compensation.

### 6. GENERAL PROVISIONS.

The provisions of Title 1, Chapter 103, relating to advisory boards and commissions

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shall apply to this Committee. The Committee shall elect from among its voting members a chairman and a vice chairman annually at its first meeting in January, or at its next meeting if no meeting is held in January. A County Commissioner shall serve as a non-voting liaison to the Committee. If the term of the committee requires it, each chair and vice chair shall serve for a one-year term and may be reelected but shall be limited to two successive annual terms, at which point they would be ineligible to chair the committee for at least one year.

**7. MEETINGS.**

Meetings shall be held as decided by the Committee in coordination with County staff. A meeting may be called at the request of the liaison commissioner or the chair of the Committee. The agenda for each meeting shall be established by the chairman in coordination with the liaison and County staff. The chairman or any Committee member may place matters on the agenda. Any Committee member may make an oral or written report on committee activity at a subsequent Board of County Commissioners meeting under "Public Discussion Items" or under its liaison "Commissioner Agenda Matters" with the concurrence of the Commissioner.

**8. CONSULTANT/VENDOR CONTACT.**

The chair or individual Committee members are prohibited from contacting consultants or vendors retained by the County.

**9. VOTING**

If a group or agency is represented at a meeting of this committee by more than one member, only one member may cast a vote on any issue, but both members may participate in discussion.

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The resolution was moved for adoption by Commissioner Solari, and the motion was seconded by Commissioner O'Bryan, and, upon being put to a vote, the vote was as follows:

Chairman Wesley S. Davis	<u>Aye</u>
Vice Chairman Bob Solari	<u>Aye</u>
Commissioner Joseph E. Flescher	<u>Nay</u>
Commissioner Peter D. O'Bryan	<u>Aye</u>
Commissioner Tim Zorc	<u>Nay</u>

The Chairman thereupon declared the resolution duly passed and adopted this 14th day of July, 2015.

Attest: Jeffrey R. Smith, Clerk  
Of the Circuit Court and Comptroller

By: Maureen Gelpo  
MAUREEN GELPO, Deputy Clerk

INDIAN RIVER COUNTY  
Board of County Commissioners

By: Wesley S. Davis  
Wesley S. Davis, Chairman



Approved as to form and legal  
sufficiency:

William K. DeBraal  
William K. DeBraal  
Deputy County Attorney

BCC approval date: July 14, 2015