

GARRETT COUNTY DEPARTMENT OF PLANNING & LAND DEVELOPMENT

Planning, Zoning & Licensing Division

203 S. 4th St. – Room 210

Oakland, Maryland 21550

301-334-1920 ▪ FAX 301-334-5023

e-mail: planninglanddevelopment@garrettcountry.org

AFFIRMATION OF LANDOWNER

Single Family Dwelling Unit

Zoning Permit #:

Applicant:

Address:

Type of Permit:

Project Location:

The Deep Creek Watershed Zoning Ordinance has established different regulations for private residences (Single Family Dwelling Units) and rental units (Transient Vacation Rental Units or TVRU's). A Transient Vacation Rental Unit is defined as follows: *“A building offering complete living facilities for one single family under one roof provided that a maximum of 8 bedrooms and a maximum over night occupancy of two persons per bedroom plus four additional persons will be permitted on the property and that the living facilities are rented on the basis of a 14-day period or less to guests. All living facilities must be incorporated into the principal structure and no living quarters may be installed in accessory buildings”*. Furthermore, TVRU's are required to provide one off-street parking space for each bedroom (duplex, townhouse or multi-family dwelling units may be eligible for a reduced standard of 1 space per each 1.5 bedrooms), a bear-proof trash container, weekly collection and removal of trash and a plan for monitoring and controlling audible disturbance and trespassing.

The intent of this affirmation is to clarify the difference between Single Family Dwelling Units and Transient Vacation Rental Units and establish that this proposed dwelling unit is intended strictly for private residential use and will not be used as a TVRU. Applicants are required to affirm the following:

1. I am constructing or have contracted to construct a new dwelling on property I own or am under contract to purchase.
2. I intend to use the new dwelling as a private residence and will not use or offer the unit for sale as a Transient Vacation Rental Unit.
3. I understand that in the future should I desire to convert the dwelling to a Transient Vacation Rental Unit I shall be subject to Zoning approval (a change in use permit) and all the provisions of the Ordinance that apply to said use.
4. I understand that a Transient Vacation Rental Unit may not have living quarters installed in accessory buildings.

I, _____ (print name) hereby certify under penalty of perjury that I have read this affirmation and agree to its conditions.

Signature of Applicant

Date

March 1, 2010