

**Seminole County
ECONOMIC IMPACT ANALYSIS
Vacation Rentals LDC Amendment**

Date:	4/23/19	Department/Division:	Development Services/ Planning & Development Division
Contact:	Rebecca Hammock	Phone:	407-665-7396
Action:	Amendment of the Land Development Code to provide regulations for vacation rentals in Seminole County		
Topic:	Vacation Rentals		

Describe Project/Proposal

The proposed amendments to the County's Land Development Code will regulate vacation rentals in residential areas of Seminole County. The amendments address concerns related to neighborhood compatibility and minimizing negative impacts such as noise, traffic, and improper parking.

Describe the Direct Economic Impact of the Project/Proposal upon the Operation of the County

The proposed ordinance will have little, if any, direct economic impact on County operations. The application fee is expected to cover the cost of processing the application.

Describe the Direct Economic Impact of the Project/Proposal Upon the Property Owners/Tax Payers/Citizens Who Are Expected to be Affected

Because the establishment of short term vacation rental units is already permitted under state law, the proposed amendments to the Land Development Code will have a minimal direct economic impact on affected property owners.

Identify Any Potential Indirect Economic Impacts, Positive or Negative, Which Might Occur as a Result of the Adoption of the Ordinance

Due to the establishment of standards and permitting requirements for vacation rental facilities, the proposed amendment will have a slight negative impact on the availability and profitability of vacation rentals in Seminole County. However, these same provisions will have a protective effect on property values and quality of life considerations in residential areas where the rental units are created.