

Att. B - Applicant's Request

We have been instructed to file for a Special Exception to our Homestay Application because the property is owned by an LLC – Ragged Mountain Farm, LLC.

Per Sec. 5.1.48 – Homestays, b. Use Provisions –

1. Accessory use. Each homestay use must be accessory to a primary residential use. A homestay use may not be accessory to an accessory apartment.
2. Residency. At least one individual owner of the homestay parcel must reside on the subject parcel for a minimum of 180 days in a calendar year of the homestay use, provided that by special exception, the Board of Supervisors may authorize the residency of a property-managing agent to meet this requirement.

One of the owners of Ragged Mountain Farm, LLC, Sydney Braham, is currently living in the home and will act as resident manager.

Per Sec. 5.1.48 – Homestays, c. Parcel-based regulations –

1. iv. Hosted Stays – At least one individual owner of the homestay parcel or an approved resident manager must reside on and be present overnight at the subject parcel during the homestay use except during approved unhosted stays.

Sydney Braham, one of the owners, will be present overnight at the subject parcel during homestays.