



## ***Summary of Phase 2 of City Staff Short-Term Rental Stakeholder Engagement***

In the Fall of 2023, the Community Development Department (CDD) convened a group of community stakeholders to provide guidance on the second major phase of development of the City's Short-Term Rental (STR) regulations and practices. This group of convened stakeholders functioned as a "focus group" by providing feedback, guidance, and ideas on particular areas of the regulations that needed to be addressed. The scope of the areas that the group was asked to address included: STR density, separation, suitable areas, types of STRs, and the permitting process.

The stakeholder group was comprised of nine (9) members representing diverse perspectives, including those operating and managing STRs, a local Bed and Breakfast operator, and several local neighborhood leaders from a range of geographic areas. The participants included: Kevin Steele, Joyce Blair, Greg Garrett, Connie Vasta, Joe Griffith, Shawn Irving, Jamie Chapman, Glen Barron, and Lynn Howard. As necessary, one (1) to three (3) participants joined via Zoom for each of the meetings.

The CDD staff convened the group weekly beginning on Thursday December 7, 2023 and continuing on Tuesdays beginning on December 12, 2023 and ending on January 30, 2024. The group met for a total of seven (7) sessions from 4:30pm to approximately 6:30pm. A summary of topics and key discussion is outlined below:

- **Meeting 1 - 12/07/2023**
  - Overview of the group purpose and scope
  - Background of Phase 1 stakeholder engagement
  - Overview of legal authority relevant to STRs
  
- **Meeting 2 – 12/12/2023**
  - Participant experiences with STR policies
    - Examples of "good" STR policy
    - Concerns around "bad" STR policy
  - Key policy and guidance considerations
  - Current staff considerations on STR density & separation
  
- **Meeting 3 - 12/12/2023**
  - Participant experiences walking in their community to assess STR density ideas
  - Legal considerations relevant to suitable areas
  - Types of STRs
  - Mapping STRs
  
- **Meeting 4 – 1/09/2024**
  - STR map data – location of STRs suspected to be currently operating
  - Small group work on regulation preferences
  - Participants given straw poll to assess current group ideas



- **Meeting 5 – 1/16/2024**
  - Initial complaint data review
  - Review of key policy considerations for regulations
  - Small group discussion on density and suitable areas
  
- **Meeting 6 – 1/23/2024**
  - Introduction of STR Zones approach
  - Small Group work on STR Zones Feedback
  - Administrative considerations
  - Participants given final poll to complete
  
- **Meeting 7 – 1/30/2024**
  - Review of participant responses to polls for clarification
  - Final comments and considerations
  - Next steps towards implementation