BOARD OF SUPERVISORS
MARCH 19, 2019

Vacation Home Rental (VHR) Ordinance Implementation Update

VHR March Update

- Background
- Program Updates:
  - Permitting
  - Information and Education
  - Inspections
  - Enforcement
  - Location/Density Mapping Tools
- Recommendations

What is a VHR?

VHR Ordinance, Chapter 5.56:

- Overnight lodging
- No more than 30 days
- Entire home (non-hosted)

Recap: Timeline

Board Direction: No VHR Moratorium, Study the Issue

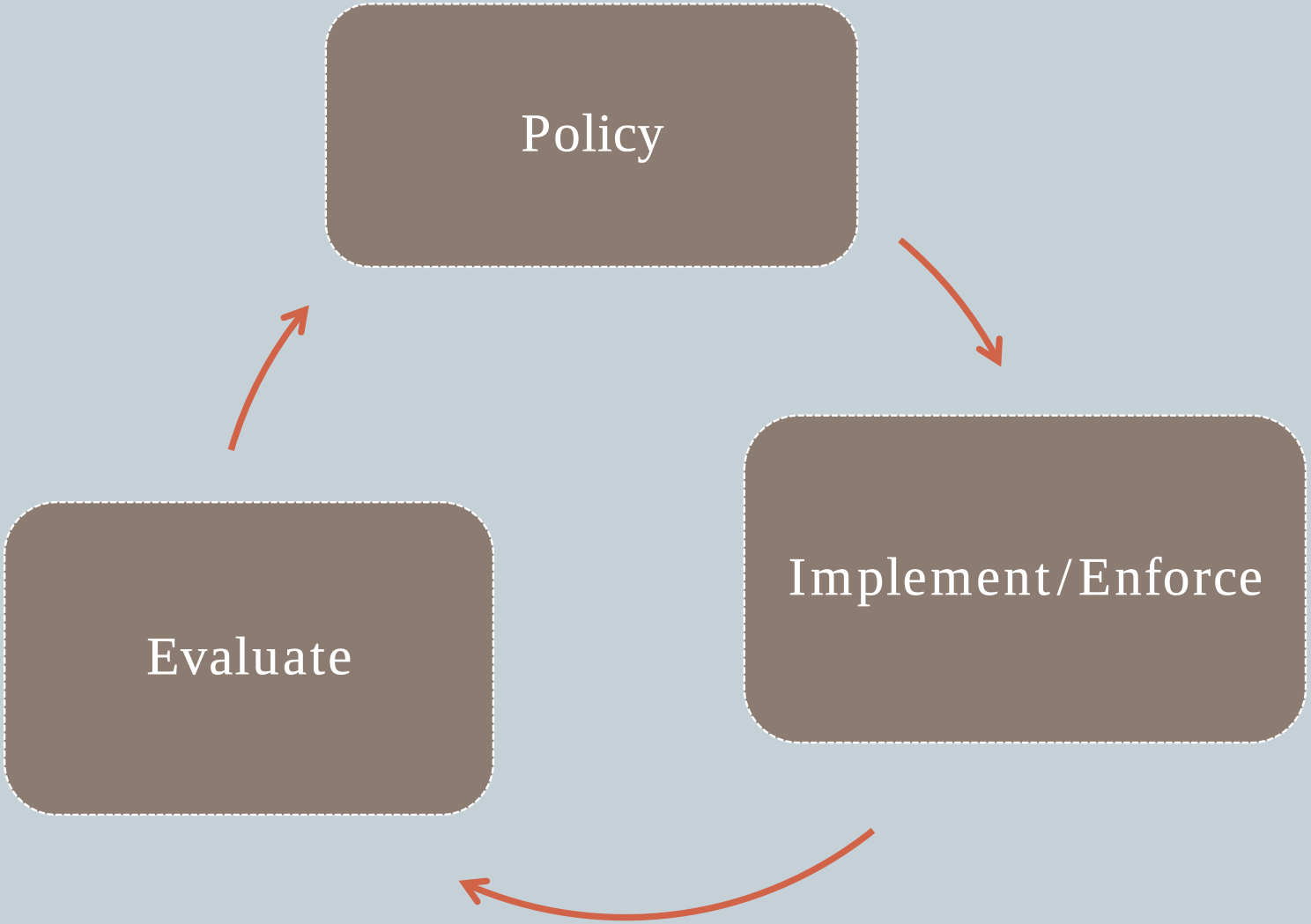
VHR Ad Hoc Committee: Public Input

VHR Ordinance Revisions

Goal: Set of modernized policies and enforcement methods that retain the benefits of VHRs, prevents or mitigates the impact on neighborhoods, and minimizes their impact on public services.

Objective: Improve Neighborhood Compatibility

Objective: Avoid Overconcentration of VHRs and Commercialization of neighborhoods


Policy
Implement/Enforce
Evaluate

Program Updates

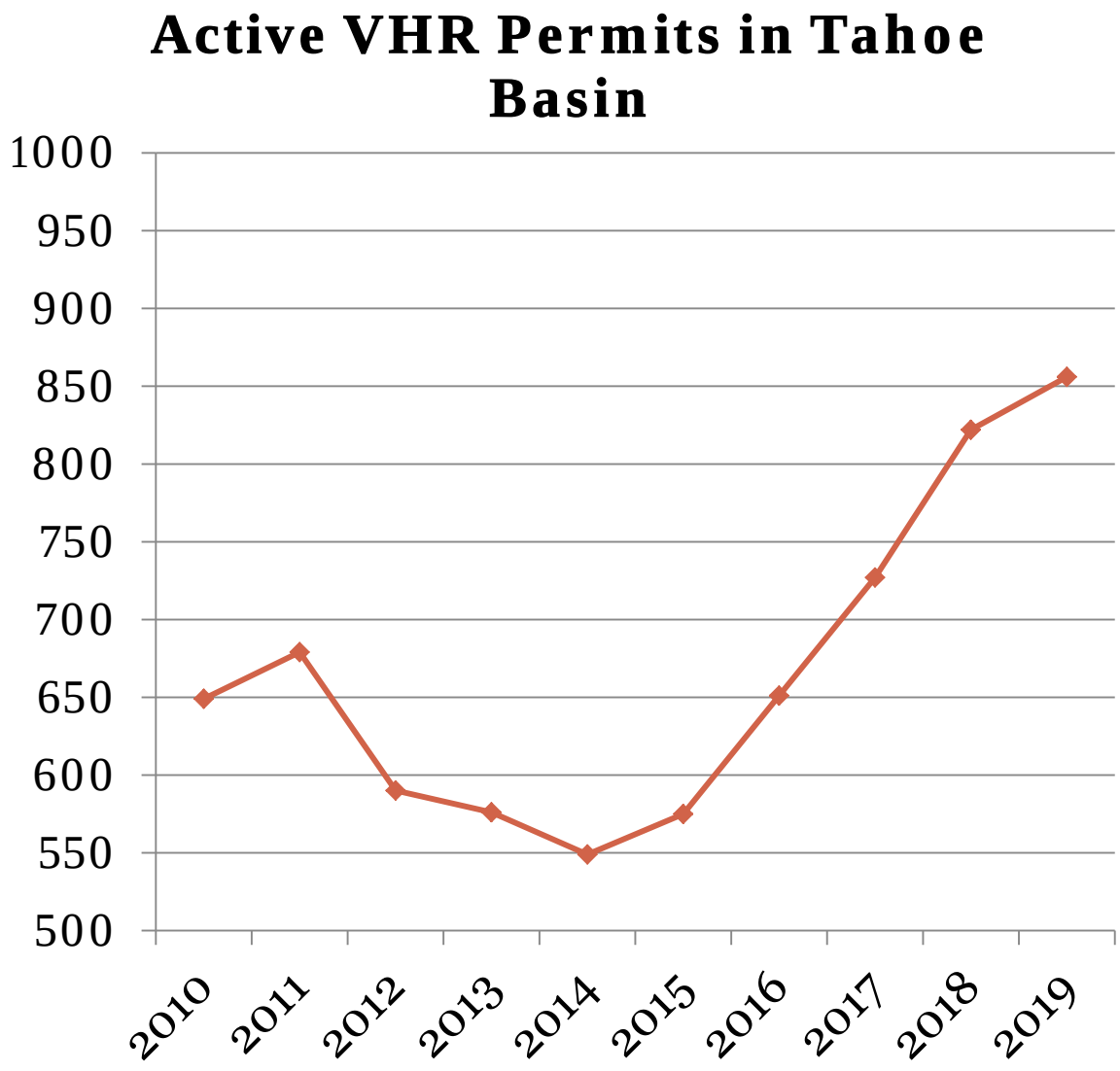
Permitting

Inspections

Public education and information

Enforcement

VHR Location and Density



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VHR Location and Density

Size of Home (Square Feet)	Fee
< 1,500	$325
1,500 – 3,000	$650
3,001 – 4,500	$975
> 4,500	$1,300

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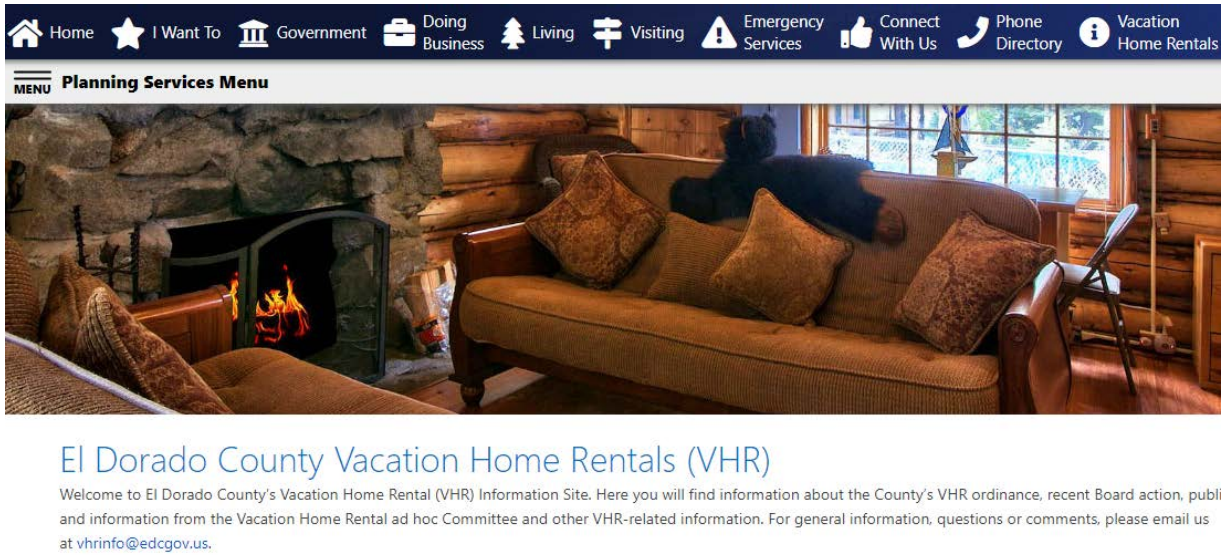
VHR Location and Density

VHR Webpage



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Sheriff's Office response:

- 11 calls
- 5 violations witnessed, citations issued
- Code Enforcement can now collect the fine directly and track the issue

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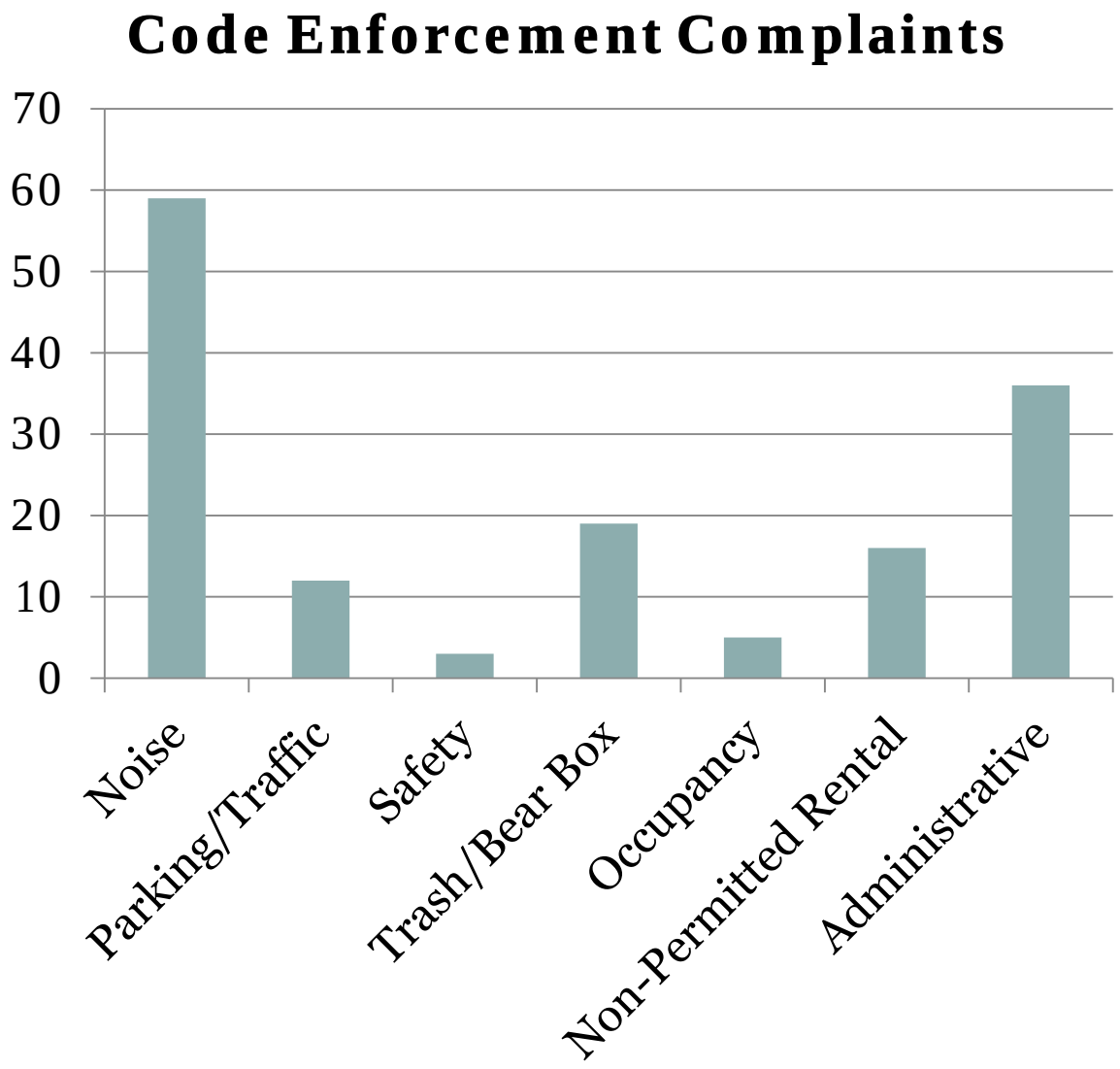

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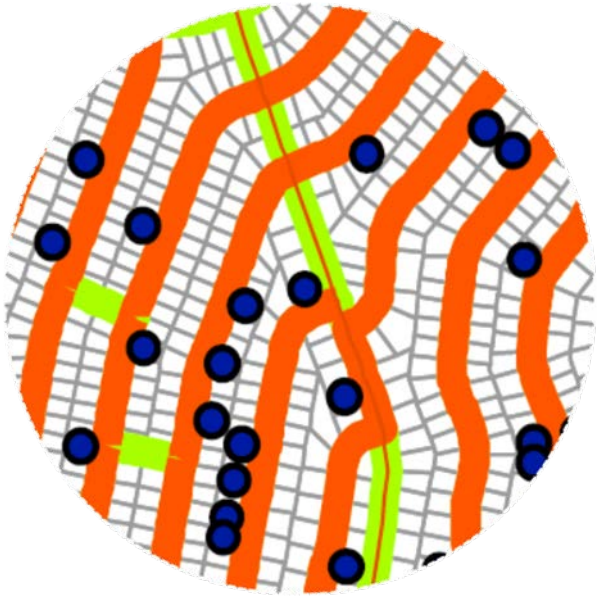
Mapping Tools



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Recommendations

- Continue to collect data on permitting and enforcement
- Add 2 FTEs, one in Tahoe and one in Placerville using set-aside VHR funding
- Return to the Board for another update on our progress in October