

Short-Term Rental Advisory Committee Minutes

**Thursday, August 24, 2023, 10:00 a.m.
Electronic and In-person Meeting in the Council Chambers**

Members Present: **Committee Chair - Harold Nelson**
 Committee Member - Richard Clark
 Committee Member - Suzanne Coros
 Committee Member - Nina Janosick
 Committee Member - Dave Koch
 Committee Member - Jeff Martin
 Committee Member - Doug Owens

Staff Present: **Elana Arthurs, CAO**
 Martina Chait-Hartwig, Acting Clerk

1. Call to Order

The Chair called the meeting to order at 10:01 a.m.

2. Disclosure of Pecuniary Interest

There were no disclosures of pecuniary interest.

3. Adoption of Agenda

Moved by: Suzanne Coros

Seconded by: Doug Owens

That the agenda for the Short-Term Rental Committee Meeting, dated August 24, 2023, be adopted, as circulated. Carried

4. Approval of the Minutes and Business Arising from Minutes - May 18, 2023

Moved by: Jeff Martin

Seconded by: Doug Owens

That the Minutes for the Short-Term Rental Committee Meeting, dated May 18, 2023, be adopted, as circulated. Carried

5. New Business

5.1 Short Term Rental Enforcement Options, C.A.O.-2023-20

CAO, Elana Arthurs reviewed her report regarding Short Term Rental enforcement options.

5.1.1 Draft Noise By-law

A discussion was had regarding the Draft Noise By-law. Possible changes suggested by members were the shortening of the window in which noise can be made and additional enforcement of noise generated by power tools, construction and boats.

5.1.2 Draft Public Nuisances By-law

The Committee had no comments on the Draft Public Nuisances By-law.

5.1.3 Draft - Short-Term Rental Licensing By-law

The Committee reviewed the Draft Short-Term Rental Licensing By-law. The following issues were discussed:

- The cost of enforcement and the ability of the program to be revenue neutral
- Liability issues that may arise from the introduction of a Licensing By-law
- Impact of Short-Term Rentals on the local housing supply
- Legal issues arising in other communities
- Effect of the potential By-law on "Mom and Pop" cottage rentals and business operators
- Enforcement of existing or new Zoning By-laws

The Chair called on the Committee Members to do a show of hands in favour or opposed to the concept of a Short-Term Rental Licensing By-law and the results were split equally. After further discussion, no consensus on the matter could be reached.

5.1.4 Granicus - Host Compliance Program

The Committee reviewed the information regarding the Host Compliance Program offered by Granicus that is being used in other communities. The discussion focused on the following items:

- Cost of service and potential financial impact to the Township
- Whether the program services would be able to focus on the problem locations or would target "Mom and Pop" cottage rentals
- The cost and impact to community from online rental platforms
- Experiences both positive and negative from various Committee members regarding Short-Term Rental as residents, business owners and renters

It was agreed that the Program or something similar would only be needed if a Licensing By-law was put in place.

5.1.5 Municipal Accommodation Tax (MAT) Program

CAO, Elana Arthurs provided preliminary information on the Municipal Accommodation Tax (MAT) Program and a general discussion was held. Any further discussion on MAT would require additional information on the tax and how the revenues could be used.

The Chair asked for a show of hands of those in favour of the introduction of a MAT program. There was one hand in support, three hands were raised against the introduction of the Program and three hands were raised in support but only if a licensing program was put in place.

6. Next Meeting - To be Determined

It was determined that the Committee would not reach consensus regarding Short-Term Rentals and would not meet again. All members were thanked for their service.

7. Adjournment

Moved by: Jeff Martin

Seconded by: Richard Clark

The meeting was adjourned at 11:27 a.m.

Carried