



CITY OF SANTA ROSA NOTICE OF PUBLIC HEARING

SHORT-TERM RENTALS URGENCY ORDINANCE

Notice is hereby given that a public hearing will be conducted by the City Council on Tuesday October 12, 2021, at or after 5:00 p.m., utilizing a hybrid public meeting format. The purpose of the public hearing will be to receive public comment and recommendations prior to the City Council acting on an urgency ordinance to amend Title 20 of the City Zoning Code to add Chapter 20-48, Short-Term Rentals, to regulate the short-term rental of residential properties for a period of less than 30 calendar days (short-term rentals) in the City.

The City does not currently have formally adopted regulations addressing short-term rentals as a land use separate and distinct from a residential land use. Unregulated short-term rentals have the potential to pose public safety hazards by impacting the ability of neighborhoods to safely evacuate due to excessive parking on narrow streets. There is also a decreased ability to communicate with transient renters who may not be familiar with local warning and alert systems. Unregulated short-term rental activities have also led to increased frequency of complaints related to noise, occupancy, and large events requesting Police, Code Enforcement, and Planning staff response despite a lack of resources or a regulatory framework for enforcement.

The purpose of this ordinance is to provide a regulatory framework for short-term rentals in order to preserve housing stock and the residential character of neighborhoods and so that short-term rental activities do not become a nuisance to, or threaten the public health, safety, or welfare of, neighboring residents. The Santa Rosa City Charter authorizes the City Council to adopt an urgency ordinance if necessary to preserve the public peace, health, or safety if the ordinance contains the reasons for its urgency. An urgency ordinance requires a 5/7 Council vote and is effective immediately after adoption.

To slow the spread of COVID-19 and to protect the health of the public and staff, the City is conducting hybrid public meetings with in-person, streaming video and telephone options. Meeting access information (including instructions) and meeting documents are available online at: <https://santa-rosa.legistar.com/Calendar>.

Online Access: www.zoom.us/join - Meeting ID: 917 7547 5227

Phone Access: Dial: 888 853 5257 (Toll Free) Meeting ID: 917 7547 5227

The City of Santa Rosa does not discriminate against individuals with disabilities in its employment, services, benefits, facilities, programs, or activities. Requests for accommodations, auxiliary aids, or services necessary to participate in a City program, service, or activity, including printed information in alternate formats, are available by contacting the City Clerk's Office at 707-543-3015 (TTY Relay at 711) or cityclerk@srcity.org. Requests should be submitted as far in advance as possible, but no later than two business days before the scheduled meeting.





Comments and questions may be directed to Shari Meads, City Planner, Planning and Economic Development Department, City of Santa Rosa, 100 Santa Rosa Avenue, Room 3, Santa Rosa, CA 95404, telephone (707) 543-4665, email: smeads@srcity.org.

Stephanie A. Williams, City Clerk, City of Santa Rosa

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