

Attachment A. REVIEW OF SHORT-TERM RENTAL (STR) SPECIAL USE PERMIT APPLICATIONS

Updated: 7/29/20

Approved unanimously	Denied	Withdrawn, tabled or pending review
Approved, not unanimously	No recommendation	

	TM Number	Property Address	Staff Recommendation	Planning Commission Recommendation	City Council Action	Zoning	Structures on the property	Conditions as approved by CC or as proposed if not gone to CC related to primary residence, and being present during lodging period (does not include other common conditions)	Max. Accomodation Spaces as approved by CC or as proposed if not gone to CC	Max. Guests as approved by CC or as proposed if not gone to CC	Parking as approved by CC or as proposed if not gone to CC
1	26-K-6	312 South Main Street	N/A	N/A	N/A	B-1	Single-family detached	N/A	N/A	N/A	Nonconforming STR Operation. As of 2/10/20 - 5 bedrooms, 14 guests advertised
2	51-K-17, 18	1451 Hillcrest Drive (Park View)	Approval if operator was present in dwellings	Approval (7-0) - 5/8/19	Approved (5-0) - 6/11/19	R-2	Duplex on single parcel	Site shall be operator's primary residence; operator present during lodging period	3 total on property	6	Do not need to be delineated.
3	24-D-30	341 South Willow Street	Approval	Approval (7-0) - 5/8/19	Approved (5-0) - 6/11/19	R-1	Single-family detached	Site shall be operator's primary residence; operator present during lodging period	2	5	No min. requirements.
4	48-C-12	981 Summit Avenue	Denial, location based	Approval (5-2) - 5/8/19	Approved (5-0) - 6/11/19	R-2	Duplex on single parcel	Site shall be operator's primary residence; operator present during lodging period	1	4	Do not need to be delineated.
5	52-C-21	1110 Royal Court	Denial, whole home rental and not operator's primary residence	Withdrawn by Applicant before PC mtg	Withdrawn by Applicant before PC mtg	R-3C	Townhome	N/A	2	Family of not more than 4 or 2 unrelated persons	Do not need to be delineated.
6	124-D-15	636 Wyndham Woods Circle	Denial, location based	Denial (5-2) - 5/8/19	Withdrawn by Applicant before CC mtg	R-1	Single-family detached	N/A	2	5	Do not need to be delineated.
7	50-B-17	1220 Ivy Lane	Approval	Approval (6-0) - 6/12/19	Approved (4-0) - 7/9/19	R-3	Single-family detached	Site shall be operator's primary residence. Note: PC did not include condition that operator shall be present during lodging period.	3	5	Do not need to be delineated.
8	18-N-2	150 East Fairview Avenue	Approval	Approval (6-0) - 6/12/19	Approved (4-0) - 7/9/19	R-1	Single-family detached	Site shall be operator's primary residence; operator present during lodging period	3	6	Do not need to be delineated.
9	10-M-2A	58 Easthampton Court	Denial, location based	Approval (5-1) - 6/12/19	Approved (4-0) - 7/9/19	R-2	Duplex unit	Site shall be operator's primary residence; operator present during lodging period	1	4	Do not need to be delineated.
10	34-C-6	406 Collicello Street	Approval	Approval (6-0) - 6/12/19	Approved (4-0) - 7/9/19	R-2	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	1, except for one week in May then 3	2, except for one week in May then family of up to 5 persons	No min. requirements.
11	49-B-8	957 Summit Avenue	Denial, location based	Approval (5-1) - 6/12/19	Approved (4-0) - 7/9/19	R-2	Duplex on single parcel	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	7 total on property	12	Do not need to be delineated.
12	125-A-16, 17	845 College Avenue	Denial, location based and whole home rental (second dwelling unit on property)	Approval (6-0) - 6/12/19	Approved (4-0) - 7/9/19	R-2	Single-family detached and nonconforming single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	2	4	Was a condition approved? Should be: Do not need to be delineated. (Staff looking into this.)
13	35-Q-15	60 Shenandoah Avenue	Denial, whole home rental not operator's primary residence	Denial (6-0) - 6/12/19	Withdrawn by Applicant before CC mtg	R-2	Single-family detached	N/A	2	4	No min. requirements.
14	48-I-12	973 Smith Avenue	Denial, location based	Approval (5-1) - 6/12/19	Approved (4-0) - 7/9/19	R-2	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	6	13	Do not need to be delineated.
15	26-I-12	294 Franklin Street	Approval	Approval (5-1) - 6/12/19	Approved (4-0) - 7/9/19	U-R	Single-family detached	Site shall be operator's primary residence; operator present during lodging period; self imposed expiry in 10 years	1	2	Do not need to be delineated.
16	84-E-16	1159 Nelson Drive	Denial, whole home rental not operator's primary residence, and location based	Denial (6-0) - 6/12/19	Tabled by City Council 7/9/2019	R-1	Single-family detached	Self imposed expiry in 10 years, second home of resident in Hburg or RoCo, STR for no more than 182 days	4	Limited to a family of not more than 8 or not more than 2 unrelated persons	Do not need to be delineated.
17	20-D-23	422 Cedar Street	Denial, whole home rental not operator's primary residence,	Withdrawn by Applicant before PC mtg	Withdrawn by Applicant before PC mtg	R-1	Single-family detached	None	4	10	Do not need to be delineated.
18	8-A-4	168 Pleasant Hill Road	Approval if CC approves 957 Summit and 845 College. Concerns about "whole home" rental.	Denial (6-0) - 7/10/19	Approved (5-0) - 8/13/19	R-3	Duplex on single parcel	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period. Note: applicant changed their request and between PC (not the owner's primary residence, but the tenant in second duplex unit is a co-operator) and CC (is owner/operator's primary residence).	2	4	Do not need to be delineated.
19	11-K-10	72 East Weaver Avenue	Approval	Approval (6-0) - 7/10/19	Approved (5-0) - 8/13/19	R-1	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	1	2	No min. requirements.

20	26-O-5	111 Campbell Street	Approval	Approval (6-0) - 7/10/19	Approved (5-0) - 8/13/19	U-R/R-P Overlay	Single-family detached with carriage house	Staff recommended: Accomodations in principal dwelling or carriage house; PC recommended: Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period. Note: applicant changed their request at PC.	Staff recommended: 7. PC recommended 2; City Council approved 2	Staff recommended: if operator's primary residence, then 20; if not operator's primary residence, then 10. PC recommended: 6	Do not need to be delineated.
21	35-E-3	443 Lee Avenue	Approval	Approval (5-1) - 7/10/19	Approved (5-0) - 8/13/19	R-2	Single-family detached	Site shall be operator's primary residence and STR shall occur within operator's dwelling unit; if operator is not property owner, then operator shall be present during the lodging period	3	9	No min. requirements.
22	36-L-11	519 Green Street	Approval	Approval (6-0) - 7/10/19	Approved (5-0) - 8/13/19	R-1	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	2	3	No min. requirements.
23	29-H-9A & 10	921 Blue Ridge Drive	Denial, whole home rental not operator's primary residence	Denial (6-0) - 7/10/19	Withdrawn by Applicant before CC mtg	R-1	Single-family detached	At PC mtg, applicant added conditions: Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period; and self-imposed expiry in 10 years	6	13	Do not need to be delineated.
24	49-A-20	990 Summit Avenue	Approval if CC approves other requests on Summit Ave. Concerns about location.	Approval (4-2) - 7/10/19	Approved (5-0) - 8/13/19	R-2	Single-family detached	Site shall be operator's primary residence and STR shall occur within operator's dwelling unit; if operator is not property owner, then operator shall be present during the lodging period	2	6	Do not need to be delineated.
25	53-H-18	1934 Park Road	Approval	Denial (4-2) - 7/10/19	Approved (5-0) - 8/13/19	R-3	Single-family detached	Site shall be operator's primary residence and STR shall occur within operator's dwelling unit; if operator is not property owner, then operator shall be present during the lodging period. Note: At PC mtg applicant was not present for public hearing.	3	6	Do not need to be delineated.
26	51-F-3	1230 Alpine Drive	Approval	Approval (6-0) - 7/10/19	Approved (5-0) - 8/13/19	R-2	Single-family detached	Site shall be operator's primary residence and STR shall occur within operator's dwelling unit; if operator is not property owner, then operator shall be present during the lodging period	1	3	Do not need to be delineated.
27	16-F-6 & 12	511 Paul Street	Approval	No recommendation (3-3) - 8/14/19	Approved (3-1) - 10/8/19	R-1	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period. CC approved with condition included in PC motion Rental of space for occupancy to additional persons as permitted by the Zoning Ordinance Section 10-3-33 (1) and (2) is prohibited during Short-Term Rental (STR) lodging periods.	1	2	Do not need to be delineated.
28	25-A-13	130 South Brook Avenue	Approval	Approval (6-0) - 8/14/19	Approved (5-0) - 9/10/19	R-2	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	4	Single group of up to 8	No min. requirements.
29	29-D-11	789 Blue Ridge Drive	Approval	Approval (4-2) - 8/14/19	Approved (5-0) - 9/10/19	R-1	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	3	5	Do not need to be delineated.
30	24-O-13	165 New York Avenue	1st - Denial, 2nd - Approval	1st - Denial (6-0) - 8/14/19, 2nd - Denial - 10/9/19	Referred back to PC - 9/10/19, Denied - 11/12/19	R-2	Single-family detached	1st - N/A 2nd - Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	7	1st - 10 (applicant desires 14), 2nd - 12	Do not need to be delineated.
31	16-E-4	551 Myers Avenue	Approval	Approval (4-2) - 9/11/19	Approved (4-0) - 10/8/19	R-1	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	4	8	Do not need to be delineated.
32	24-L-9	231 West Grace Street	Approval	Approval (4-2) - 9/11/19	Approved (4-0) - 10/8/19	R-1	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	1	5	No min. requirements.
33	86-A-1	907 Ridgewood Road	Approval	No recommendation (3-3) - 10/9/19	Denied (3-1) - 11/12/19	R-1	Single-family detached	Site shall be operator's primary residence; if operator is not property owner, then operator shall be present during the lodging period	2	4	Do not need to be delineated.