

A permittee shall comply with all of the following regulations while operating a short-term rental, unless a discretionary short-term rental permit specifies otherwise.

- (a) No more than one short-term rental may be operated on any lot.
- (b) A residential dwelling unit located within a building that contains five or more dwelling units may not be operated as a short-term rental.
- (c) A non-hosted short-term rental may not be rented for more than ninety days in a calendar year. A hosted short-term rental may not be rented for more than one hundred eighty days in a calendar year. The maximum number of days a short-term rental may be rented in a calendar year is one hundred eighty days.
- (d) The overnight guest occupancy of a short-term rental may not exceed two persons per bedroom, plus two additional persons. Children under the age of twelve are not counted towards the total number of guests.
- (e) A short-term rental with three or fewer bedrooms for rent must include at least one off-street parking space available for use by guests. A short-term rental with four or more bedrooms for rent must include at least two off-street parking spaces available for use by guests. The required off-street parking spaces must be located on the same lot as the short-term rental, but may be located within the lot's setback area. The maximum number of guest vehicles permitted at a short-term rental is equal to the number of off-street parking spaces available for use by guests.

(Ord. 2020-12 § II, 6-2-20)

The following standards apply to the use of short-term rentals.

- (a) Excessive traffic to and from the short-term rental that significantly impairs the quiet enjoyment of neighboring properties is prohibited.
- (b) Excessive noise that significantly impairs the quiet enjoyment of neighboring properties is prohibited. The amplification of sound by any device outside the short-term rental is prohibited. Quiet hours during which noise must be restricted to the interior of the short-term rental shall be between 10:00 p.m. and 7:00 a.m. the following morning.
- (c) The obstruction of any public right-of-way, road, street, highway, or private road is prohibited.
- (d) The overnight guest occupancy of a short-term rental may not exceed that approved by the permit. No more than twenty persons, including children, may gather at a short-term rental at any time.

(Ord. 2020-12 § II, 6-2-20)