

# Vacation Rentals Moratorium

## Sonoma County Board of Supervisors

**Brian Oh**

**Comprehensive Planning Manager**

**May 10, 2022**



# Board of Supervisors Direction, July 2021

- Evaluate Impacts on Housing
- Public outreach & workshops to develop policies
- License program to separate land use from performance standards
- Improve application process, enforcement, complaints, and neighborhood notification
- Standards for evacuation, access, wildfire risk, and public health and safety
- Policies to reduce areas of concentration

# Key Dates

## Public Hearings

- April 05, 2022
  - ▣ Board of Supervisors progress update
- May 05, 2022
  - ▣ Planning Commission hearing
- August 02, 2022
  - ▣ Board of Supervisors hearing (tentative)

## Upcoming expirations

- August 6, 2022
  - ▣ Temporary Vacation Rental caps expire in District 1 and District 5
- December 31 2022
  - ▣ Fire recovery area restrictions expire

# Staff Findings

- 500% increase in submittals since public notice
- Continue public hearing process on update to Vacation Rental Ordinance
  - Aug 02, 2022 (tentative Board date)
- Increase in submittals conflicts with July 2021 Board direction on Ordinance update process

# Staff Recommendation

---

Adopt an Urgency Ordinance to create a temporary moratorium on new vacation rental permits in non-Coastal Zone unincorporated Sonoma County