

Short Term Rental Violations

Minor Violations

- Property manager response more than thirty (30) minutes but less than sixty (60) minutes after a complaint.
- Occupancy limit exceeded by up to two persons.
- Failure to resolve noise complaint during "quiet time" within thirty (30) minutes.
- Other violations deemed minor by the City Manager or designee.

Fees:

1 st Offense	\$250
2 nd Offense*	\$500
3 rd & Subsequent Offenses*	\$1,000

**Within any continuous period of 12 months in connection with the same property*

Major Violations

- Property manager response sixty (60) or more minutes after a complaint.
- Occupancy limit exceeded by more than two persons.
- Rental of fewer than two nights.
- Failure to abide by Good Neighbor Policy.
- More than one complaint of occupant vehicles parked on the street during any one occupancy.
- More than one noise complaint during any one occupancy.
- Failure to pay required Transient Occupancy Tax when due.
- Criminal activity on the short term rental property.
- Two prior minor offenses within any continuous period of twelve (12) consecutive months.
- Failure to renew short term rental permit and/or business license by the due date.
- Other violations deemed major by the City Manager or designee.

Fees:

1 st Offense	\$1,000
2 nd Offense*	\$1,500
3 rd & Subsequent Offenses*	Revocation of Permit

**Within any continuous period of 12 months in connection with the same property*