

RECORD OF ORDINANCES

Ordinance No. 3703

Passed: August 10, 2021

AN ORDINANCE IMPOSING A NINE MONTH MORATORIUM, FROM THE EFFECTIVE DATE OF THIS ORDINANCE, ON THE ISSUANCE AND PROCESSING OF PERMITS, OR CERTIFICATES OF OCCUPANCY FOR ANY BUILDING, BEING USED AS A SHORT-TERM RENTAL OPERATION INCLUDING BUT NOT LIMITED TO INDIVIDUALS AND PLATFORMS SUCH AS AIRBNB, HOMEAWAY, AND VRBO, TO ALLOW CITY COUNCIL TIME TO STUDY AND REVIEW THE LONG-TERM IMPACT ON THE MUNICIPALITY.

WHEREAS, Short-term rentals are a growing and unique business model providing renters options to the traditional hotel rental; and

WHEREAS, Short-term rentals provide an economic benefit to property owners; and

WHEREAS, Unregulated or regulated short-term rentals have the potential to negatively impact neighborhoods; and

WHEREAS, Council desires the opportunity to explore the potential competing interests of the citizens right to quiet enjoyment of their property over the economic benefit; and

WHEREAS, a nine-month moratorium on granting permits for short-term rental businesses in the city will allow Council and staff adequate time to study the benefit versus the potential negative impact of permitting short-term rentals while ensuring the public health, safety, and welfare.

NOW, THEREFORE, THE MUNICIPALITY OF WEST CARROLLTON, OHIO HEREBY ORDAINS:

SECTION 1: That the City Council hereby imposes a nine-month moratorium on granting building permits or certificates of occupancy for any building or the issuance and processing of permits for short term rentals for individual property owners or any platform such as Airbnb, HomeAway and VRBO. The purpose of the moratorium is to allow Council and staff time to examine the possible competing interests of citizens right to quiet enjoyment of their property versus the right of the economic benefit to property owners in the city in order to ensure the public health, safety, and welfare.

SECTION 2: That City Council hereby directs that no building permits, certificates of occupancy or any other permits shall be granted to anyone for the ultimate purpose of short-term rentals.

SECTION 3: That it is hereby found and determined that all formal actions of Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Council, and that all deliberations of this Council and or any committees that resulted in formal action were in meetings open to the public, in compliance with all legal requirements, including Section 121 of the Ohio Revised Code.

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SECTION 4: That this ordinance shall take effect from and after the earliest period allowed by law.

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Mayor

Attest: Tom Reulig
Clerk of Council

Effective Date: September 10, 2021

CERTIFICATE

The undersigned, Clerk of Council of the City of West Carrollton, Ohio hereby certifies the Ordinance to be true and a correct copy of Ordinance 3703, adopted on the ____ day of _____, 2021.

Clerk of Council

Date: _____