

Proposed Vacation Rental Ordinance – Talking Points

July 2010 – drafted by TIARA following the Tybee City Council workshop

- The Council workshop was a very productive meeting. The council did not recommend moving forward with the restrictive short term rental ordinance. The Council and City attorney are reviewing alternatives and have asked for feedback from vacation rental management companies to create a win-win solution to the issues that they are trying to address. We look forward to ongoing conversations and meetings with our Tybee City Council on this and other important issues that affect the entire island.
- The ongoing island issues of trash, noise and parking, are issues not just for Vacation Rentals, but for part time and full time residences as well – and to the island at large. We all agree the City needs to continue to work towards enforcing existing ordinances that apply to all properties on Tybee - not just vacation rentals. The professionally managed companies already have rules and regulations in place to manage our Vacation rentals to enforce those codes with their guests. The city needs to continue to enforce this for all properties.
- Tybee's Primary goal should be to increase vacation rental lodging tax revenues and compliance for everyone. This includes individual homeowners who are renting out their homes but do not have a Tybee Business License or are paying Lodging taxes (which are necessary to support all the high level of services the city provides to all visitors). This is a goal everyone can get behind. It is a good practice to identify all of the short term rentals, require registration, and collect on taxes – the city should institute a simple registration process and strictly enforce registration and tax compliance on all rentals. The City has put a lot of focus on this in the past 18 months and has greatly improved what they are doing. However, there needs to be a greater awareness by the Home owners and enforced compliance by the city.
- Tybee is having its best year ever. Tourism is the primary source of industry for the island. Vacation rentals and hotels contribute around \$1.4 million in taxes annually to the city – which represents over \$23.3 million in direct spending on lodging alone. In 2009 Vacation rentals represented around 56% of tax contributions and are major contributors to all Tybee non profits and fund raising events.
- What is good for vacation rentals should be good for the rest of Tybee. Full time/Part time residents, long term/short term rentals – all should have to follow the same rules. Something we all agree on.



TIARA

(Tybee Island Association of Rental Agents)

GOOD NEIGHBOR PROGRAM

TIARA member companies are committed to being good neighbors. We work to avert potential problems and to ensure that developing problems are resolved. We ask that guests recognize TIARA member companies' dedication to maintaining a peaceful family atmosphere for all residents and visitors of Tybee Island. TIARA has implemented a Good Neighbor Program and members pledge to inform all of our guests about local laws, subdivision rules, and beach rules.