

1 **..Title**

2 **Moratorium on the Issuance of Short Term Rental Licenses** - For the purpose of placing a
3 moratorium on the issuance of short term rental licenses; and setting a date for termination of the
4 moratorium.

5 **..Body**

6 **CITY COUNCIL OF THE**
7 **City of Annapolis**

8
9 **Resolution 10-20**

10
11 **Introduced by: Alderman Savidge**

12 **Co-sponsored by:**

13
14 **Referred to**

15 **Economic Matters Committee**

16
17
18 **A RESOLUTION concerning**

19
20 **Moratorium on the Issuance of Short Term Rental Licenses**

21
22 **FOR** the purpose of placing a moratorium on the issuance of short term rental licenses; and
23 setting a date for termination of the moratorium.

24
25 **WHEREAS,** on January 13, 2020, the City of Annapolis adopted regulations requiring the
26 licensing of short term rentals to create the legal framework for a comprehensive
27 system of regulating short term rentals within the City in the interest of public
28 health, safety, and welfare; and

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30 **WHEREAS,** Chapter 17.44 of the Code of the City of Annapolis contains certain requirements
31 for any short term rentals within the City; and

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33 **WHEREAS,** despite the licensing system and related requirements for short term rentals, Chapter
34 17.44 does not contain detailed regulations for the appropriate location, rules, and
35 regulations within the various zones contained in the City's Zoning Code; and

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37 **WHEREAS,** while short term rentals support tourism they also impact neighborhoods by
38 reducing the number of rentals for year round residents of the City and, therefore,
39 the City needs to review its regulations and requirements for short term rentals; and

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41 **WHEREAS,** in light of the need to amend the standards and regulations for short term rentals,
42 to address their high density in certain neighborhoods, the City desires to initiate a
43 process to consider amendments to Chapter 17.44 and the Zoning Code; and

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1 **WHEREAS**, all property licensed as short term rentals as of January 13, 2020, shall continue to
2 remain licensed and subject to renewal, if in compliance with all relevant code
3 provisions, during the period of the moratorium; and
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5 **WHEREAS**, the City has determined that it is necessary to give further study to short term
6 rentals, in order to insure consistent, cohesive and sensible regulation of short term
7 rentals within the City; and
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9 **WHEREAS**, the City has determined that during this further study, it would be counterproductive
10 if applications for approval of licenses for new short term rentals were allowed to
11 move forward; and
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13 **WHEREAS**, the City also recognizes that indefinitely deferring review of applications for
14 approval of licenses for new short term rentals could result in hardship to some
15 applicants.
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17 **NOW, THEREFORE,**

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19 **BE IT RESOLVED**, during the course of the City's deliberations as to the appropriate regulations
20 for all short term rentals, review of all applications for short term rental licenses pursuant to
21 Chapter 17.44 should be deferred, and that a moratorium is hereby declared, effective immediately,
22 for a maximum period of 365 days, subject to the City's right to reduce the moratorium period if
23 the City determines that less time is needed for its deliberations.
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25 **AND, BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that during
26 the period of this moratorium, there shall be no consideration or action taken by the City, any
27 elected official, any appointed official, or any employee on any request for any new license for a
28 short term rental.
29

30 **AND, BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that this
31 moratorium shall not prohibit the use of property for short term rental if the property has already
32 been licensed by the City pursuant to Chapter 17.44.
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34 **AND, BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that this
35 moratorium shall not prohibit the acceptance and approval of short term rental license applications
36 submitted to the City prior to the adoption of this Resolution.
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38 **AND, BE IT FURTHER RESOLVED BY THE ANNAPOLIS CITY COUNCIL** that this
39 resolution shall take effect from the date of its passage.
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41

42 **EXPLANATION**

43 Underlining indicates matter added.

44 [~~Strikethrough~~] indicates matter stricken.
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