SHORT TERM RENTAL COMMITTEE

**May 14, 2018 at 4:00pm**

# Kennebunkport Village Fire Station, 32 North Street

This was the first meeting of the Short-Term Rental Committee. It was held on Monday, May 14, 2018 at 4:00pm in the Kennebunkport Village Fire Station.

Members Present: Bill Junker, Ann Hand, Marlene Raum, Dave Nesher, Linda Flint, Susan Hill, Werner Gilliam and Becky Nolette.

Introductions of members were made. Bill Junker, Realtor in GRB, Ann Hand, resident, Marlene Raum, currently rents a room in her home thru Air BNB, Dave Nesher, long term renter, Linda Flint, Realtor, Susan Hill, Realtor.

Werner began with a Power Point presentation, reviewing aspects of Short Term Rentals, and regulating them. Tracking software found 270 unique short-term rentals within the town of Kennebunkport. Discussion revolved around concerns the short-term rentals have on the community, the availability of rental units, declining enrollment in Consolidated School, property values, and maintaining esthetics of the community.

Hotels, motels, etc. have licensures, building codes they must abide by to operate a hotel, etc. There is no regulation right now for short term rentals; State of Maine does not have a local option tax that would provide revenue to the town.

 **Overall concerns of the members:**

**Bill Junker** stated that he is finding that houses are being bought up at Goose Rocks Beach and are no longer being offered up for rent. Increases in property values.

Parallels to the affordable housing issues within Kennebunkport.

**Ann Hand** had questions as to whether the Planning Board could have some power to set guidelines for new subdivisions coming into town, about renting homes, etc. Werner stated that this is not something that the Planning Board could regulate, but does find that HOA’s usually have certain restrictions, those are not enforceable by the town. That would be something the Homeowners Association would handle.

Discussion around meeting schedules and goals of the committee.

Werner would like the committee to have a recommendation to present to the Board of Selectmen in October.

Tentative meeting schedule, 1st Monday of the month at 7:00pm, and the 3rd Monday of the month at 4:00pm. All meetings will be held at the North Village Fire Station, or possibly at the meeting room at Kennebunkport Police Dept.

Meetings are open to the public.

**For next meeting:**

What are other towns doing – what is working, what isn’t.