

Report on STR Subcommittee meetings October 2020; submitted 11.09.2020

- The STR Subcommittee met three times in October, counting our joint meeting with the Zoning Commission on October 5th.
- We continue to work on refining our drafts for proposed legislation, and are now also reviewing legislation or proposed legislation in neighboring towns, as well as in the City of Hudson, to compare with our own proposals, and discussing various similar or different scenarios with residents and officials in neighboring towns and Hudson.
- Our goal has been to get a final draft to the Zoning Commission for their final review and edit, for inclusion in the new Zoning Code.
- After getting a positive response from the Town Board at the September Board meeting to the idea of a public hearing by the STR subcommittee on the subject of STRs in Taghkanic, we're working on an outline for how to effectively present this information, including a presentation on the matter of regulating these businesses by the Town of Taghkanic.
- We had a work session at the Firehouse last week which was attended by Dennis Callahan, and while he was in some agreement with the Subcommittee about registration and inspection fees and so forth, after some additional input from him about what we have been intending to propose as permissible STRs, we are at a point of needing some advice and guidance from the Town Attorney and the Zoning Consultant, as Dennis seems to interpret some NYS laws differently from how we understand them, and also differently from the direction we have been going.
 - The questions are as follows:
 - Are any STRs of a room or rooms in a private dwelling permissible when the owner is present in the residence?
 - Can we legally limit what kind of rental is permissible by the owner of a property regardless of whether that owner(s) is (are) a resident of the Town?
 - If we can indeed legally set limits, can they be challenged in court?
- Until we have some clear guidance and resolution as to the legal issues that pertain to these questions, I think we can make no further progress.

Respectfully submitted by Elizabeth Craig, Chair 11.09.2020