Public Comment

There will be time allotted at the end of the meeting for public comment.

Please use the “raise hand” feature on Zoom at any time during the meeting to indicate that you’d like to make a public comment at the end.

If you are calling in and cannot use the “raise hand” feature, you may sign up for public comment by emailing Erica.Rogers@denvergov.org at any point during the meeting.
Licensing & Enforcement Updates
STR Application Data

Pending Applications
- As of August 6, we had 184 total pending applications
  - 52 pending applications are awaiting applicant action
  - 116 pending applications are under review by EXL
  - 11 pending applications are under review by another city agency
  - 5 pending applications are awaiting a denial appeal hearing

New Applications
- We received 105 total applications during the month of May:
  - 62 applications for new STRs
  - 43 STR license renewal applications
- We received 164 total applications during the month of June:
  - 100 applications for new STRs
  - 64 STR license renewal applications
  - We received 142 total applications during the month of July:
  - 79 applications for new STRs
  - 63 STR license renewal applications
New Application Data and Trends

Year: 2019 - 2021

MONTH

Renewal Application Data and Trends
## Applications and Disciplinary Action

<table>
<thead>
<tr>
<th></th>
<th>Withdrawals</th>
<th>Closed Administratively</th>
<th>Calendar Records Requested</th>
</tr>
</thead>
<tbody>
<tr>
<td>New &amp; Renewal applications</td>
<td>7 since last STRAC</td>
<td>3 since last STRAC</td>
<td>16 since last STRAC</td>
</tr>
<tr>
<td></td>
<td>49 within the past year</td>
<td>76 within the past year</td>
<td>180 total (since August 2020)</td>
</tr>
<tr>
<td></td>
<td>309 total</td>
<td>251 total</td>
<td></td>
</tr>
<tr>
<td>New &amp; Renewal applications</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Total</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td><strong>7</strong> since last STRAC</td>
<td><strong>3</strong> since last STRAC</td>
<td><strong>16</strong> since last STRAC</td>
</tr>
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<td></td>
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<td><strong>76</strong> within the past year</td>
<td><strong>180</strong> total (since August 2020)</td>
</tr>
<tr>
<td></td>
<td><strong>309</strong> total</td>
<td><strong>251</strong> total</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Sent</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Affidavits</strong></td>
<td>25 since last STRAC</td>
<td>25 since last STRAC</td>
<td></td>
</tr>
<tr>
<td></td>
<td>146 within the past year</td>
<td>89 within the past year</td>
<td></td>
</tr>
<tr>
<td></td>
<td>760 total</td>
<td>357 total (47%)</td>
<td></td>
</tr>
<tr>
<td><strong>Returned</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Zero outstanding orders to show cause</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
311 Data and Trends in 2021

- **Administrative Citation**: 6, 4, 1, 1
- **Application**: 241, 199, 130, 141
- **General Inquiry**: 52, 60, 48, 34, 31, 42, 38
- **Notice of Violation**: 1, 1, 1
- **Property Complaint**: 8, 9, 15, 17, 12, 17, 14

Legend:
- Jan
- Feb
- Mar
- Apr
- May
- Jun
- Jul
311 Data and Trends

<table>
<thead>
<tr>
<th>Call Type</th>
<th>2019</th>
<th>2020</th>
<th>2021 YTD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Administrative Citation &amp; Notice of Violation</td>
<td>785</td>
<td>295</td>
<td>15</td>
</tr>
<tr>
<td>Applications &amp; Renewals</td>
<td>477</td>
<td>715</td>
<td>971</td>
</tr>
<tr>
<td>Inquiries &amp; Questions</td>
<td>1288</td>
<td>575</td>
<td>307</td>
</tr>
<tr>
<td>Property Complaint</td>
<td>511</td>
<td>297</td>
<td>92</td>
</tr>
</tbody>
</table>
311 Data and Trends

<table>
<thead>
<tr>
<th></th>
<th>2019</th>
<th>2020</th>
<th>2021 YTD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Volume</td>
<td>3,126</td>
<td>1,887</td>
<td>1,385</td>
</tr>
</tbody>
</table>

- **2019**:
  - Applications & Renewals: 33%
  - Inquiries & Questions: 19%
  - Property Complaints: 15%
  - Other: 3%
  - Administrative Citation and Notice of Violation: 30%

- **2020**:
  - Applications & Renewals: 45%
  - Inquiries & Questions: 18%
  - Property Complaints: 18%
  - Administrative Citation or Notice of Violation: 18%
  - Other: 0%

- **2021**:
  - Applications & Renewals: 70%
  - Property Complain: 7%
  - Inquiries & Questions: 22%
  - Administrative: 1%
# Lodger’s Tax Update*

<table>
<thead>
<tr>
<th></th>
<th>2017 Total</th>
<th>2018 Total</th>
<th>2019 Total</th>
<th>2020 Total</th>
<th>2021 YTD</th>
</tr>
</thead>
<tbody>
<tr>
<td>Lodger’s Tax collected</td>
<td>$ 3.5M</td>
<td>$ 8.36M</td>
<td>$ 10.6 M</td>
<td>$ 5.6 M</td>
<td>~ $4.9M*</td>
</tr>
<tr>
<td>% of Lodger’s Tax collected</td>
<td>7.5 %</td>
<td>10.1 %</td>
<td>11.9 %</td>
<td></td>
<td>~15 %*</td>
</tr>
</tbody>
</table>

*Due to technology upgrades, all starred numbers are approximations and may not reflect actual amounts.

## Lodgers Tax Accounts and STR Business Licenses*

<table>
<thead>
<tr>
<th>Lodger’s Tax Accounts</th>
<th>Active STR Business Licenses</th>
<th>Difference (Tax v. Active Business Licenses)</th>
</tr>
</thead>
<tbody>
<tr>
<td>~3,182*</td>
<td>~2,040*</td>
<td>~1,142*</td>
</tr>
</tbody>
</table>

*Due to technology upgrades, all starred numbers are approximations and may not reflect actual amounts.
Current Events
What’s happening in the world of short-term rentals?

Airbnb blocks rentals in Denver, STR demand is soaring in the mountains, hosts have new technology tools to boost their reservations, and a perspective on STRs impact on crime rates.

**Denver:** Airbnb blocked more than 2600 “party rentals” in Denver but the company still needs a “safety team” for when problem guests and hosts do happen. Read more [here](#) and [here](#).

**Colorado:** Several mountain communities weigh options for regulating short-term rentals after seeing record-breaking trends. Read more [here](#).

**Technology:** Airbnb introduced a new tool to test a listings wifi speed as part of new work-from-anywhere trends. Read more [here](#).

**Neighborhood Impact:** Do short-term rentals impact crime rates? Read [here](#) for one perspective.
Policy Updates
Can I use an accessory dwelling unit (ADU) as a Short-Term Rental (STR)?

- As discussed during an August, 2020 STRAC meeting, an ADU may be used as a STR by a property owner or long-term renter who is living in the primary structure on the property.

- An owner or renter living in an ADU may not conduct a short-term rental in the primary structure.

- For more information about ADUs and STRs, please refer to the following resources:
  - Read the Denver Zoning Code Interpretation published by the Zoning Administrator regarding Short-Term Rental (STR) Accessory Use
  - Watch a video of the presentation given by Community Planning and Development at the August 11, 2020 STRAC meeting
  - View the slide deck presented by Community Planning and Development at the August 11, 2020 STRAC meeting
  - Watch a video of a special Question and Answer session with Community Planning and Development on September 15, 2020
  - Read additional questions and answers about ADUs and STRs
2021 STRAC Meetings

- August 10
- October 12
- December 14

- Possible agenda topics:
  - Building and Zoning Compliance
  - Accessibility in Short-Term Rentals
  - Effects of Short-Term Rentals on Housing Affordability in Denver
  - Any others?

- Meetings are scheduled on the 2nd Tuesday of every other month
- All meetings will be held via Zoom
- Additional meetings added as needed
Public Comment

Please use the “raise hand” feature on Zoom to indicate that you’d like to make a public comment. If you are calling in and cannot use the “raise hand” feature, you may sign up for public comment by emailing Erica.Rogers@denvergov.org

Speakers are allotted two minutes to speak.

Alternatively, you may email written comments at any time to licenses@denvergov.org and they will be shared with the committee electronically.