

Late Material
2-21-25
Item 5d

SHORT TERM RENTALS

FEBRUARY 21, 2025

WHAT IS A SHORT TERM RENTAL?



- **Host Sharing**: Primary occupants of a residence remain on-site with guests;
- **Unhosted Sharing**: Primary occupants of a residence vacate the unit while it is rented to short-term guests;
- **Dedicated Vacation Rentals**: There are no primary occupants.

SHORT TERM RENTAL REGULATIONS IN THE REGION



<u>County</u>	<u>Regulation</u>	
Douglas County	Yes	Tahoe only
Lyon County	No	
Reno	No	
Sparks	No	
Storey County	Yes	Allowed in Commercial Residential zn, SUP in residential zones
Washoe County	Yes	Tahoe and rest of county

THE PRIMARY CONCERNS...

- Noise
- Parking
- Traffic
- Trash
- Concentrations / separations