



OFFICE OF COUNCIL PRESIDENT JENNIFER CAMPBELL SECOND COUNCIL DISTRICT

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CAMPBELL'S VACATION RENTAL ORDINANCE COMING TO COUNCIL

SAN DIEGO – On Tuesday, February 23rd, Council President Jennifer Campbell will bring forward her short term rental (STR) ordinance for consideration by the San Diego City Council. Over two years in the making, this compromise creates the best path forward for dealing with one of San Diego's most vexing issues.

"This ordinance is about two things: increasing the amount of homes available for San Diegans and decreasing quality of life problems for residents who live in neighborhoods with short term rentals," Council President Campbell said. "For the first time, San Diego is poised to pass regulations that will put a limit on the number of whole home short term rentals - reducing their number by two thirds - while creating meaningful enforcement that will ensure the STRs that remain are good actors who follow the rules and regulations."

This is the culmination of a robust process that included the feedback of residents, community groups, organized labor and vacation rental platforms. Highlights of the compromise include:

- Capping whole home STRs at 1% of the City's housing stock per the San Diego Planning Commission (based on SANDAG's annual Demographic and Socioeconomic Housing estimates), which would equate to 5,400 today – reducing whole-home STRs by 66% or more based on the City Auditor's estimation that 16,000 STRs exist.
- No limit on home-sharing STRs.
- Allowing part-time STR operators to obtain a license at lower annual fees to accommodate high visitor events such as Comic-Con, Pride or December Nights.
- Allowing STR owners a maximum of one license, per person.
- Creating a detailed Good Neighbor Policy along with strict enforcement guidelines, a fine structure for violations, and a license revocation standard.

"This ordinance does the job of balancing the needs of everyone involved in the STR discussion," Council President Campbell said. "San Diegans will have more homes to buy or rent, neighborhoods will see a massive reduction in STRs in their communities with real enforcement to weed out bad actors. This truly represents what San Diegans want to see: an end to the 'wild west' STR environment that has negatively impacted so many. I look forward to a spirited discussion about this ordinance at City Council."

Councilmember Jennifer Campbell represents San Diego's Second Council District including the communities of Bay Ho/Bay Park/Morena, Midway, Mission Bay, Mission Beach, Ocean Beach, Pacific Beach and Point Loma.

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