

Short Term Rental Resolution

At the St. Tammany Parish Council meeting on July 8, 2021 two things happened.

1. The parish attorney publicly stated that short term rentals are commercial businesses and that commercial businesses operations are not allowed in areas zoned as single family residential. The parish attorney reiterated that short term rentals have never been a legal operation in areas zoned as residential.

There were a few instances where short term rental owners made appeals that their properties should be allowed to operate as a short term rental within their residentially zoned areas. While they may or may not have a legitimate situation, that is what the zoning appeal process is for.

One attorney stated he was representing various property owners and went on to say they should be allowed to continue to operate their short term rentals. Those "various owners" included properties owned by himself and those hidden by various LLC's.

One comment from the audience was that while attorneys had the obligation to represent their clients to the best of their ability they did not have the right to publicly promote illegal activity else it could become a matter for the Louisiana State Bar Association. That seemed to quieten the presentations by the various legal representatives in attendance.

As a home directly affected by a short term rental, Ms. Dering and her husband made a very convincing case against what is in reality unsupervised hotels or "party homes" sometimes bringing guests of 20 or more. When she presented pictures of what went on at the rental unit next to them the council realized just how bad things could get.

2. The council unanimously passed a new ordinance (2021-2348-ZC) to take effect February 1, 2022 that specifies how, when, and where short term rentals would be allowable and further specified permit fees and fines for violations, etc. The allowable areas would be in commercial and mixed use zoned areas and be on a permit basis.

The entire meeting is viewable on YouTube at <https://youtu.be/rAOkgEeJsgE>
... skip in 1 hour and 2 minutes for the short term rental issue
... skip in 2 hours and 59 minutes to hear the council's attorney clarify the law

note, some independent suggestions on enforcement have been posted on www.eiohforum.com under "community issues".