

CAPISTRANO BAY DISTRICT
AGENDA REPORT
March 25, 2008

Committee Reports

ITEM H.2

Quality of Life Committee Discussion

During the Board and Committee discussion at the February meeting the point was made and direction was given to staff to inquire of Ken Ross regarding the possibility of his rental management operation providing an off-hours contact and phone number for late-night and/or weekend rental disturbances. Mr. Ross stated he would be in attendance at the Board meeting to address this item and be available for any additional discussion.

An email communication was sent to the District from Chris Miller, owner of 35119 Beach Road, a duplex currently used as a rental in both units. The email was in reference to “*Case Study: Proposed Ban on Vacation Rentals in Encinitas, California.*” Within the timeline of this study is reference to the City adopting a rule requiring that the owner of the rental provide a phone number to neighbors that they could call to leave a complaint. Under this adopted rule the owner then had to respond within 2 hours and make an effort to correct the problem within 24 hours. *(The City’s final rental ban ordinance did not pass and was rejected by the Coastal Commission, not because of the phoning requirement but because there are a minimum number of hotels and the presence of the home rentals helps to meet the Commission’s overall mandate of creating and preserving access to coastal resources by the public).*