

AN ORDINANCE  
TO BE ENTITLED

AN ORDINANCE TO AMEND PART 8, PLANNING AND  
REGULATION OF DEVELOPMENT, CHAPTER 11, SHORT-TERM  
VACATION RENTALS, OF THE CODE OF THE CITY OF SAVANNAH,  
GEORGIA (2003); TO REPEAL ALL ORDINANCES IN CONFLICT  
HEREWITH; TO PROVIDE FOR EFFECTIVE DATES AND FOR  
OTHER PURPOSES

BE IT ORDAINED by Mayor and Aldermen of the City of Savannah, Georgia, in regular meeting of Council assembled and pursuant to lawful authority thereof:

SECTION 1: That Section 8-10012 be deleted in its entirety and a new section 8-10012 be inserted in lieu thereof as follows:

Sec. 8-10012. - Short-term vacation rental certificate.

- a) No person shall rent, lease or otherwise exchange for compensation all or any portion of a dwelling unit as short-term vacation rental, as defined in section 8-10011, without first obtaining a business tax certificate from the revenue director and complying with the regulations contained in this section. No certificate issued under this chapter may be transferred or assigned or used by any person other than the one to whom it is issued, or at any location other than the one for which it is issued.
- b) Annual renewals of certificates issued to parcels with existing certificates, including parcels for which certificate applications have been filed before [date of the adoption of the amendment] (“Pre-Existing Certificates”) shall not be denied on the grounds that issuance of a certificate will exceed the per-ward maximum cap limitation set forth in Part 8, Chapter 3 of this Code, also known as the zoning ordinance for the City of Savannah. When a transfer of property title occurs for a parcel with a Pre-Existing Certificate(s), a new application from the transferee/grantee shall not be denied on the grounds that the issuance of a certificate will exceed the pre-ward maximum cap limitation if the transferee/grantee applies for a new short-term vacation rental certificate(s) within six months from the date of title transfer.
- c) Except as provided in subsection (b), all non-renewal certificate applications submitted after [the date of the adoption of the amendment] shall be subject to the per-ward cap set forth in the zoning ordinance for the City of Savannah.
- d) For purposes of clarification, in calculating the per-ward short-term vacation rental use percentages as set forth in the zoning ordinance for the City of Savannah, all parcels with short-term rental certificate(s) which are non-owner occupied and have Conservation, Residential, 1-R, 2-R or 3-R zoning districts, including such parcels with Pre-Existing Certificates, shall be counted in determining the percentage then existing in each ward.

SECTION 2: All ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 3: This ordinance shall become effective when signed by the Mayor.

ADOPTED AND APPROVED: \_\_\_\_\_, 2017.

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MAYOR

ATTEST:

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CLERK OF COUNCIL