

**Town of Germantown
Short Term Rental Committee
06/28/2021 Meeting Minutes**

Members in attendance:

Jan Borchert - Chair	Christina Bohnsack
Stefania Maruniak	Genette Picicci
Janet Groh Crawford	Rachel Levine
Maggie Goudsmit	Garrett Montgomery
Laura Sink	
Molly McClarnon	

Location: Town Hall, in person

Minutes prepared by Laura Sink & Rachel Levine

Chairperson Jan opened the meeting at 7:04 pm.

Approval of Meeting Minutes: Motion by Stefania , 2nd by Molly

Administrative Updates: Future meetings will likely be hybrid (zoom + in-person), but this meeting will be in-person only.

Subcommittee Reports:

B) Germantown Research - Stefania, Genette, and Molly:

Gathering property data from Real Property

764 Residential Units

71 Airbnbs in Germantown

59% of properties are single family residence

Speak with Adam Miller about data

A) State Research: STR / Affordable Housing / Gentrification - Christina, Sarah, and Rachel

Rachel update: from her meeting with Department of State on June 3rd

Comment from DOS: Don't believe the occupancy tax will pass

There is a lot of info, but no opinion on what municipality should do

To fully address STR's it has to happen in the zoning, and before that it needs to be added to the comprehensive plan.

Part of Smart Growth Planning

Patrice Perry - Columbia County Planning Board

C) Stakeholder assessment / E) What is owner-operated? - Maggie, Janet, and Garrett

Worked on identifying potential stakeholders in this discussion and started thinking about the definition of "owner-operated", especially with regard to part-time residents.

F) What are our neighbors doing? - Laura, Jan, and Eli

Not much progress, but we've started inquiring about STR regulation in neighboring Towns in Columbia County. Comment: Towns in Dutchess and Ulster should be included.

G) Unique STRs - Laura and Jan

Discussion of whether some "unique STRs" would fall under other Permitted Uses in Germantown's zoning law. Plan further discussion about how (if at all) to include Unique STRs in a final recommendation to the Town.

Motion to adjourn made by Molly, Seconded by Laura
Meeting Ended at 8:03 pm