

# City of Sanibel

## Code Enforcement

### Short-Term Rental Enforcement

Director of Building  
Craig Mole', AIA,CBO,CFM



# Enforcement

Without regulations and effective enforcement, short-term vacation rentals can bring safety, noise, trash, and parking problems, as well as impact long-term housing affordability, livability, and neighborhood character

# Technology

## Granicus Host Compliance Software

- Address Identification
  - Automates the complete capture of listings from over 70 STR websites
- Compliance monitoring
  - With hundreds of STR websites out there, manual tracking is nearly impossible. Using Host Compliance helps to automate the identification of STR addresses and owners

- ☒ Currently Advertised
- ☐ Currently Advertised and Active Last 12 Months

①

**1,182**  
Total Short Term Rental  
Units

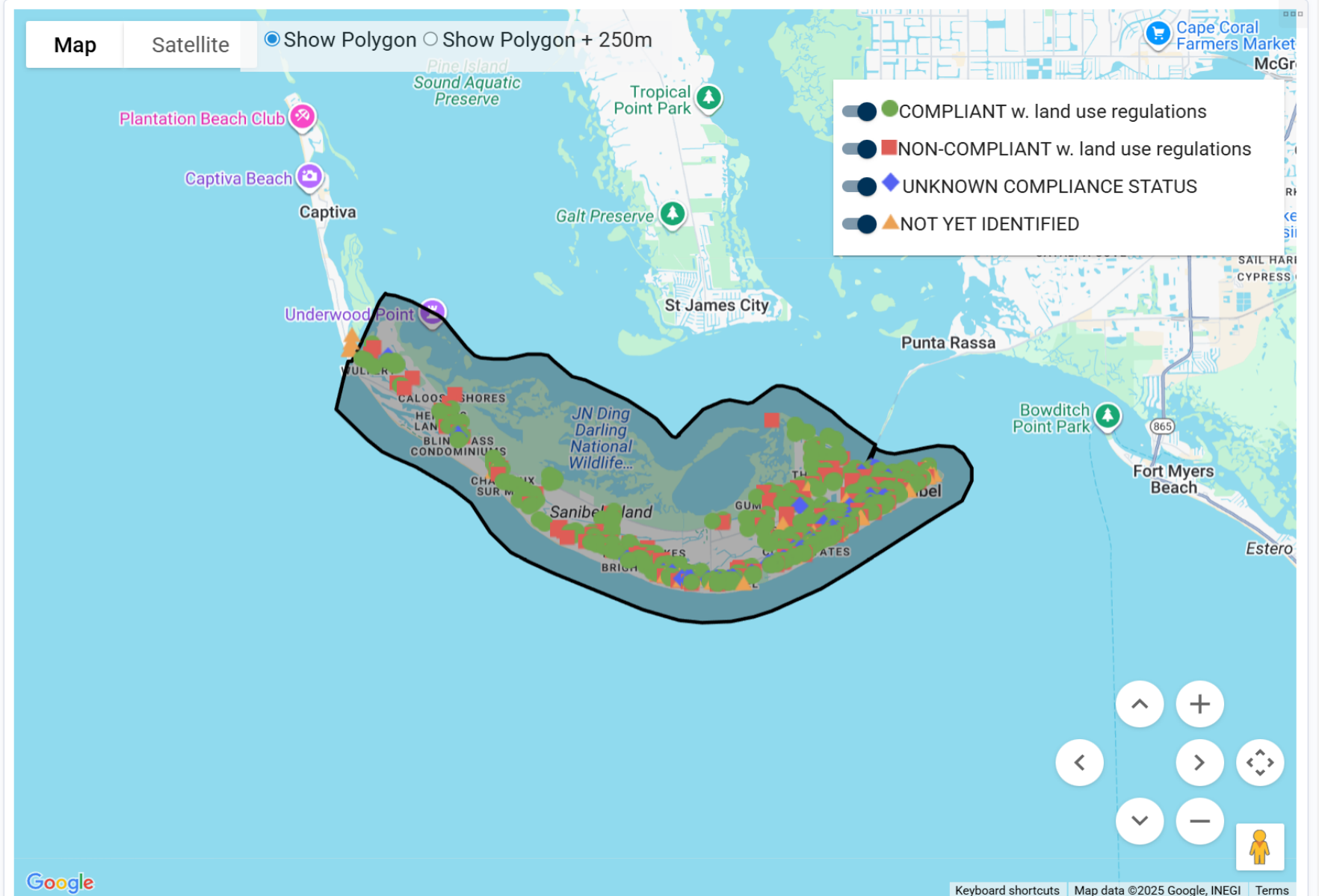
①

**27**  
New Short Term Rental  
Units in Last 30 Days

①

**2,094**  
All Listings (Short & Long  
Term)

①





# 1,823

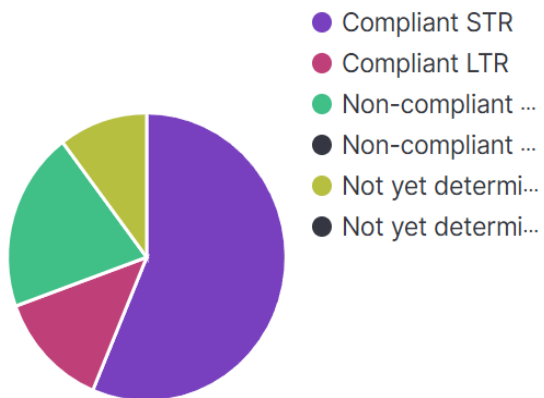
Total Short Term Rental Listings



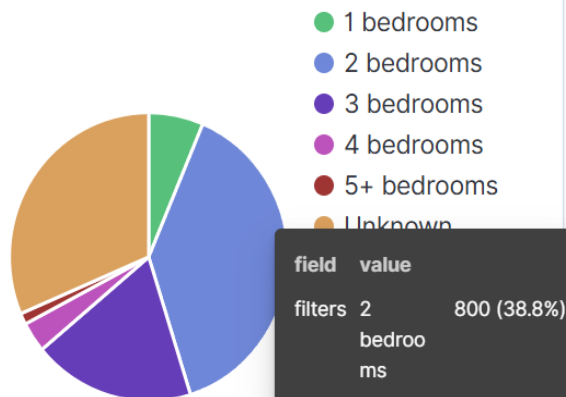
# 94%

STR Rental Units with Street Address Identified

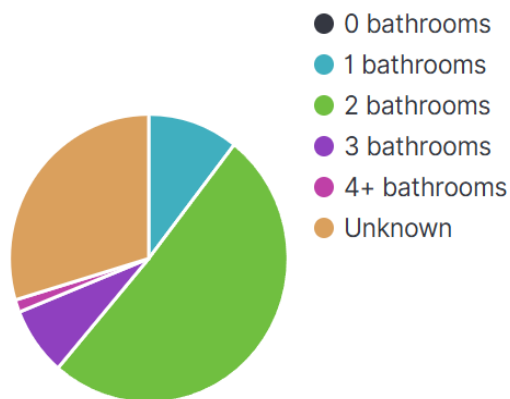
## Compliance Status <sup>i</sup>



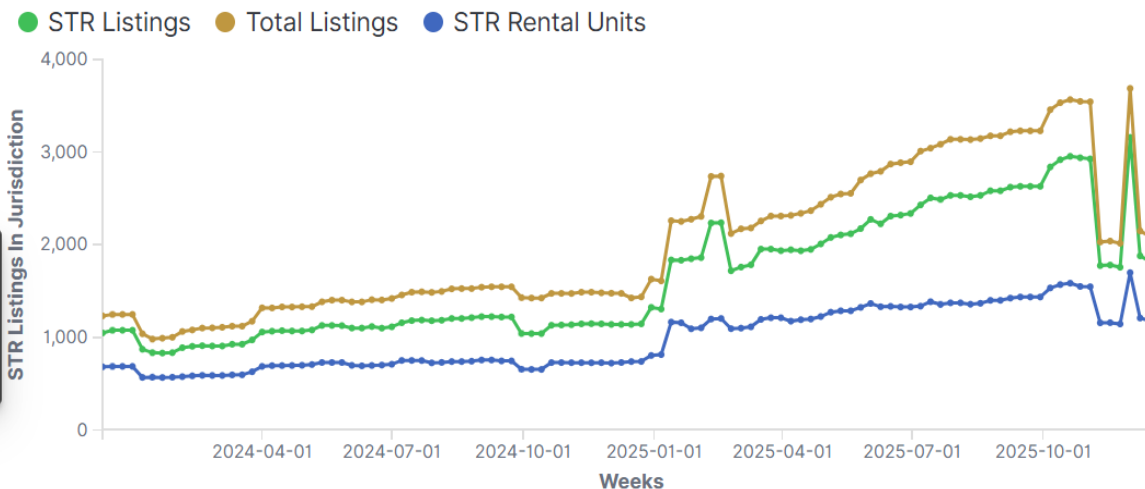
## Bedrooms <sup>i</sup>



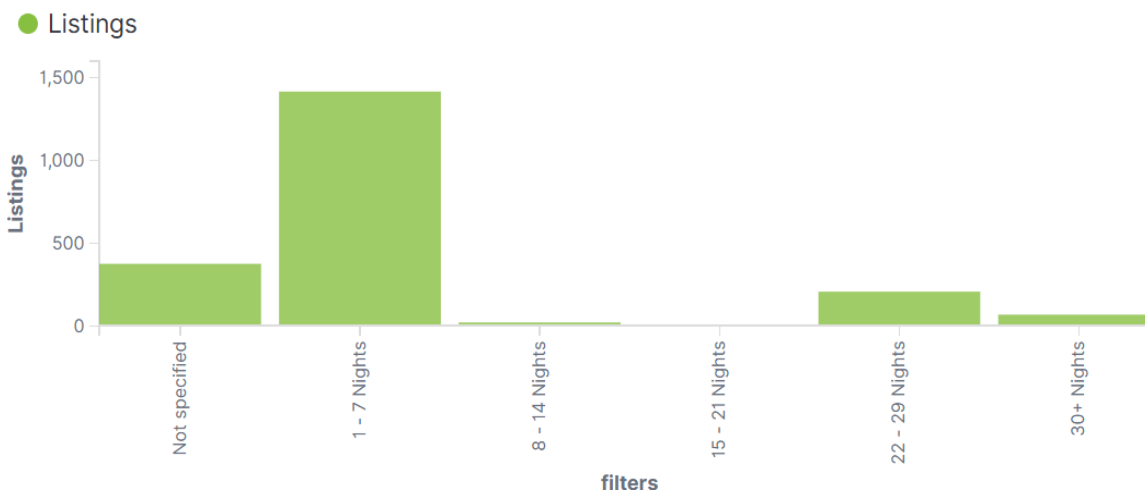
## Bathrooms <sup>i</sup>



## Rental Units and Listings Over Time <sup>i</sup>



## Minimum Nights Stay <sup>i</sup>



# Verification

- Software system identifies rental addresses. Currently the City has identified about 360 addresses that may not be compliant and is in the process of identifying and noticing owners
  - Locate parcel number
  - Verify owner of record using property appraiser
  - Search Munis and CityView for license validation
  - Provide letter to owners who are not licensed
  - Start code compliance case for unlicensed properties and licensed residential properties renting for less than 1 month

# Enforcement



City of Sanibel  
Code Enforcement  
2475 Library Way  
Sanibel, FL 33957  
239-472-4555

## **COURTESY NOTICE**

### **Business Tax Receipt Required**

PROPERTY OWNER

To Whom It May Concern,

Our records indicate that you are offering your property located at ADDRESS for rent within the City of Sanibel. We would like to remind you that a valid **Business Tax Receipt** is required to operate any dwelling rental within the city, pursuant to the City of Sanibel's Land Development Code (the "LDC"), Section 126-1077.

*Sec. 126-1077(a): Every owner of a dwelling rental within the city shall initially register the use with the city to obtain a dwelling rental license. No dwelling rental use may continue unless it has been registered in accordance with this section.*

You may not be aware that it is unlawful for any person, either directly or indirectly, to conduct business in the City of Sanibel without a business tax receipt being first procured and kept in effect as required by law. Both the Florida Statutes and the Sanibel code provide for enforcement by civil action and provide for recovery of the principal amount due on the tax, a 25% late charge, a penalty of up to \$250.00, attorneys' fees and costs incurred in collection of the debt. To avoid a potential collection action, application and payment in full of the Business Tax Receipt must be received in the Finance Department by DATE.

We appreciate your attention to this matter. If this Business is no longer in operation or you feel that our records are incorrect, please contact The Finance Department at [BusinessTax@mysanibel.com](mailto:BusinessTax@mysanibel.com) so we may help you get this taken care of.

Sincerely,

Department of Code Enforcement  
City of Sanibel



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## Code Enforcement

### Short-Term Rental Enforcement

## Questions