

**Patrick Holub**

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**From:** [REDACTED]  
**Sent:** Tuesday, September 7, 2021 5:33 PM  
**To:** pc publiccomment  
**Subject:** CONSIDERATION OF APPEAL TO PLANNING COMMISSION CASE NO. 21-002

Dear Planning commission

I have reviewed the 1170 appeal and it has merit,

Do not adopt the attached Resolution, take action to approve Appeal Case No. 21-002, and provide direction for staff to return with an appropriate resolution including findings for denial of Plot Plan Review Case No. 21-018; Propose further action a moratorium on all Vacation Rental and Homestays permit renewals and issuance until the violation of any statute, ordinance, law or regulation these transient occupancy compete, undermine and degrade the current safety law of our children.

Things to note:

Lack of a complete application and lack of a complete plot plan shows the performance standards and conditions have not been meet for:

- 2.Any proposed vacation rental shall be compatible with the neighborhood character. The use shall be harmonious and compatible with the existing uses with the neighborhood.
- 3.All Building Code and Fire Code requirements for the level of occupancy of the vacation rental shall be met.
- 5.The operator of the vacation rental shall, at all times while the property is being used as a vacation rental, maintain a contact person/entity within a fifteen-minute drive of the property. The contact person or entity must be available via telephone twenty-four (24) hours a day, seven days a week, to respond to complaints regarding the use of the vacation rental. The contact person or entity shall respond, either in person or by return telephone call, with a proposed resolution to the complaint within three hours between seven a.m. and nine p.m., and within thirty (30) minutes between nine p.m. and seven a.m.
- 7.A written notice shall be conspicuously posted inside each vacation rental unit setting forth the name, address and telephone number of the contact person required in subsection (C) (6). The notice shall also set forth the address of the vacation rental, the maximum number of occupants permitted to stay overnight in the unit, the maximum number of vehicles allowed to be parked on-site, and the day(s) established for garbage collection. The notice shall also provide the non-emergency number of the Arroyo Grande Police Department.
- 10.All refuse shall be stored in appropriate containers and placed at the curb for collection every week.
- 11.The operator of the vacation rental shall pay transient occupancy tax as required by Arroyo Grande Municipal Code Section 3.24.030.12. Violation of any statute, ordinance, law or regulation these transient occupancy compete, undermine and degrade the current safety law that have been put in place.