



Maureen O'Meara &lt;maureen.omeara@capeelizabeth.org&gt;

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## STR - Last Night's Workshop

3 messages

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David S. Sherman, Jr. <DSherman@dwmlaw.com>

Tue, Aug 7, 2012 at 10:44 AM

To: "Maureen O'Meara (maureen.omeara@capeelizabeth.org)" <maureen.omeara@capeelizabeth.org>

Cc: Jim Walsh <jwalsh@llbean.com>, Jim Walsh <jwalsh2@maine.rr.com>, "Jim T. Walsh" <jwalsh@waterglenrealty.com>

Maureen,

Last night the Council reviewed the proposed ordinance from the Planning Board and asked the Ordinance Committee to review the following provisions or issues. You and others may have differing recollections, so I thought it might be helpful to get my notes in early. I assume that at next week's meeting, the Council will vote to refer this back to the O.C.

In any event, here are my notes:

- (1) Council members were generally okay with the 30-day cut-off in the definition section for a short term rental.
- (2) Caitlin Jordan was concerned with the parking space requirements.
- (3) Council members appeared okay with the 14-day exemption, although there was not a lot of discussion on this point.
- (4) Caitlin Jordan was concerned with the 7-day minimum stay requirement. Mike McGovern raised the concern that a 7-day minimum does not allow for a "move-out / move-in" day between renters. Sara Lennon wanted a higher minimum. Frank Governali (I think) did too. Jessica Sullivan expressed concern about the 7-day minimum, but then said, "leave this as is." I'm not sure what she meant.
- (5) Council members wanted to see "three strikes" language in the ordinance.
- (6) Sara Lennon and Frank Governali were okay with the 8-tenant maximum. Caitlin Jordan thought this was too restrictive.
- (7) I think the sentiment was that the Ordinance Committee should look at the events language with respect to lots greater than 30,000 square feet. (I.e., the 15-guest limit.)
- (8) Sara Lennon thought it was okay to exempt properties from the restrictions if the owner lived next door.
- (9) No one on the Council mentioned this, but during the second phase of public comment, Patty Grennon suggested that there be a limit on the number of cars. She also suggested that rather than parse between tenants and guests, we just impose an overall limit (?). I don't believe anyone on the Council responded to either suggestion.
- (10) Peter Clifford mentioned an overlay zone.

(11) Someone (not sure who) wanted us to address the absentee landlord issue.

Those are all my notes. I'll leave it to you and Jim to schedule our next meeting, but I would really like to move this along so we can get to a final vote before the November election!

Nice job last night, by the way.

Dave

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**Maureen O'Meara** <maureen.omeara@capeelizabeth.org>

Tue, Aug 7, 2012 at 11:19 AM

To: "David S. Sherman, Jr." <DSherman@dwmlaw.com>

Cc: Jim Walsh <jwalsh@llbean.com>, Jim Walsh <jwalsh2@maine.rr.com>, "Jim T. Walsh" <jwalsh@waterglenrealty.com>

Dave,

This is a great summary. I reviewed my notes and would suggest only 1 addition.

•Clarify the communication process between the Police and the CEO, as part of the three strikes concept.

Dates for next meeting on the way.

Maureen

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Maureen O'Meara

Cape Elizabeth Town Planner

320 Ocean House Rd

Cape Elizabeth, Maine 04107

(207) 799-0115

[maureen.omeara@capeelizabeth.org](mailto:maureen.omeara@capeelizabeth.org)

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**Jim Walsh** <jwalsh@llbean.com>

Tue, Aug 7, 2012 at 11:24 AM

To: Maureen O'Meara <maureen.omeara@capeelizabeth.org>, "David S. Sherman, Jr." <DSherman@dwmlaw.com>

Cc: Jim Walsh <jwalsh2@maine.rr.com>, "Jim T. Walsh" <jwalsh@waterglenrealty.com>

Also the need to understand the role of Zoning Board in the appeal process if any? Original permit application denial or in the incident consequence(three strike system) withdrawal of permit to rent short term.

Jim

**From:** Maureen O'Meara [mailto:[maureen.omeara@capeelizabeth.org](mailto:maureen.omeara@capeelizabeth.org)]  
**Sent:** Tuesday, August 07, 2012 11:19 AM  
**To:** David S. Sherman, Jr.  
**Cc:** Jim Walsh; Jim Walsh; Jim T. Walsh  
**Subject:** Re: STR - Last Night's Workshop

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