

**Town of Nahant
Short Term Rental Committee
Meeting Minutes
Tuesday June 21, 2022 at 7:00 p.m.
Nahant Town Hall, Main Hall**

Present:

Wayne Wilson: Building Inspector, Committee Chair

Marie Hladikova, Committee Vice-Chair

Robert Tibbo, Committee Secretary

John Coulon, Health Officer (Arrived at 7:30)

Steve Viviano, Planning Board

- The meeting was called to order at 7:03 P.M. by W. Wilson
- Minutes for the June 7th meeting were reviewed and approved (Tibbo/Viviano. Unanimous vote in favor).
- W. Wilson wants the committee to keep focus on developing STR guidelines.
- R. Tibbo distributed copies of working draft based on Cambridge guidelines.
- W. Wilson read through the working draft and invited comment from the STR committee.
- M. Hladikova commented that parking restrictions should align with number of STR renters and bedrooms in a given property.
- W. Wilson commented on existing requirement of two spaces for each home with more necessary to address STR guests.
- D. O'Connor spoke to the committee about his concern with existing parking issues in the area of Seabreeze Lane.
- D. Monteith shared information with the committee regarding a traffic study that is currently underway.
- S. Christie asked about the measurement of parking spaces.
- R. Flacke suggested the host can share the number of parking spaces available in the advertisement posted on AirBnB / VRBO
- C. Reinsch described parking at her property on Hillcrest Ave.
- M. Hladikova said that STR guest should provide information on how many people will be in the rental. She also said each STR home should be clearly marked with the street address
- J. Coulon mentioned that state guidelines require that street numbers be clearly displayed. He also offered to provide clarification on bedrooms as per existing state requirements.
- M. Hladikova described financial benefits of STRs to the Town of Nahant and also described benefits to long term rental landlords who have a vacancy.
- Motion to adjourn (Tibbo/Viviano – unanimous vote in favor) 8:29 P.M.

Respectfully submitted by Rob Tibbo *as approved during the STRC Meeting on July 12, 2022*