



# TOWN OF HILTON HEAD ISLAND

## SHORT-TERM RENTAL INITIATIVE

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### Focus Group: Lowcountry Property Management Association

01/18/2022

In-Person

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**Facilitators:** Anne Cyran; Nicole Dixon

**Attendees:** Sign-In Sheets were provided

### Notes

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- Are the County and Bluffton considered stakeholders? Are we taking into consideration tax impacts and tax base if we decide to limit short term rentals?
- Do you have to be a property owner to voice your concerns?
- Have we had any discussions with timeshare owners yet? They provide a lot of tax dollars and are important to our economy.
- Have we had any communication with Bluffton? Have we surveyed their property owners? Their short-term rentals may impact the island.
- How many nuisance complaints did we receive? How did we get to the point of this becoming a Town Council directive? Who handled the nuisance complaints when they came in?
- Why is this a Town issue to resolve and not a neighborhood/POA enforcement issue? Why is the Town trying to manage this?
- Everyone feels like they are being forced into using a management company.
- Is this a quick reaction to a short-term issue (pandemic issue)?
- Any discussion on who will be held responsible with enforcement, is it the property manager or the renter?
- Currently the date we have is a combination of short-term rentals and timeshares. Will there be quantification between the two separate uses?

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**Notes from Participant Comments**

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- Look at trends and price points – real time data with real estate transactions
- Are we getting numbers from business licenses?
- Are we going to allow property management companies to obtain business licenses?
- Seems like with the information we receive from sales taxes we should have good data
- They want us to understand there are existing approved investments they want to protect (ex: Bluewater timeshare Resort)

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