

Submission Date	Paragraph Text
4/21/2023 9:52	I am the director of Mid-America Association of Real Estate Investors, I would strongly recommend you look at what is happening in Kansas City Missouri - and all the discussions - We would suggest - taxing your STR and having a FEE as KCMO just passed. We would suggest having a process where by the city sends a letter for approval to neighbors and if no one responds in 30 days, that it is consent. And not ban in R Zones - Right now if what is on the table in KCMO passes, they will be shutting down 1500 units and putting 1500 small businesses out of business. Don't let people be unregulated and then create laws that will put people out of business.
4/7/2023 15:45	Well managed and maintained short term rentals are beneficial for property values. It also brings new people to NKC who spend their money at the local businesses. Not allowing short term rentals will have a negative impact on NKC.
4/6/2023 12:34	This is swinging the pendulum too far, requiring the owner to be onsite is ridiculous and defeats the purpose of a STR. The amount of business that STRs bring into NKC needs to be a focus, visitors seek out NKC so that they can be close to downtown KC but stay in a safer and more reasonably priced accommodation instead of a KC hotel. This literally will drive good business revenue away from NKC.
4/6/2023 11:40	The address should need to be given on the rental site. Too often you rent and can't identify exactly where it's at. Bad owners will advertise at one address and it's at a cheaper address down the street.
4/6/2023 11:38	They should not be required to have someone on site during the day. As a single family home this would mean someone has setup shop in the living room and they're sitting their watching the renters. That won't work at all. What it seems like you want is the owner or a representative must be
4/6/2023 11:35	Owner occupied should not be required. This adds a major creep factor around privacy. If it's owner occupied they legally can have camera hidden in all bedrooms, it's their primary home and you can't tell them what they can't do in their primary home to protect themselves. If anything, it should be unoccupied or a physically separated unit within the building, or be in an ADU
4/6/2023 11:32	They must be available to be an event space, but there should be a maximum scale equal to the occupancy allowed in the building. A bedroom holds three people (think a kids room) so a 5br home has an occupancy of 15 people. A wedding reception is an event no matter how you define it. If the bride's parents rent the home, the grooms live locally, they would not all be able to attend a family event in the rented home
4/6/2023 11:28	An owner should be able to take payment from multiple parties. Imagine a wedding wants to rent a unit out and the bride and two bridesmaids the owner should be able to rent for different numbers of days to each party in order to offer a discount for leaving early. This would mean they must be able to offer multiple contracts at once
4/6/2023 11:26	All requirements should need to be published and that's what owners follow. Applications should say they met all requirements active on the day of submission and the city confirms this fact, not that it adds more that it thinks up on the spot. If the city can't identify all requirements it should spend more time preparing them before implementing new rules.
4/6/2023 11:24	As worded renewal can be submitted 30 to 0 days before expiration, meaning the city would need to process and deny same day or allow unlicensed renting while completing the paperwork. Renewals should need to be submitted > 30 days before to give time to process it.
4/6/2023 11:23	The units should require signage. They have a business license, you're treating them as B&Bs. Why not allow them to advertise their business? And
4/6/2023 11:22	You're making them into B&Bs way more downsides where the owner lives there and cooks but can't share their food. Could deny a rental for
4/6/2023 9:52	Short term rentals are a great alternative option for people visiting NKC. Removing them will only negatively affect the area.
4/6/2023 9:31	The proposed decision is terrible and should not be approved. It defeats the purpose of AirBNB and its conveniences. Travelers seek to avoid staying with strangers and AirBNBs offer an affordable and spacious alternative to hotels. The restrictions are an overreach and bad for our city and small businesses.
4/6/2023 9:10	I'm fairly certain that these restrictions are illegal.
4/6/2023 9:05	Leave people alone! AirBNBs are often times cheaper than hotels and provide a unique experience to visitors of our wonderful city! AirBNBs and VRBOs help to bring in visitors and revenue into NKC, especially given there are really limited choices for our families who want to visit us and stay
4/6/2023 9:01	As a current STR owner of 3+ years, I can't help but feel this is a huge mistake! Completely understand wanting to add licenses, taxes, etc..but if the decision is made to require on site residency you might as well ban STRs entirely as that will kill any STRs as guest want their own dedicated space, which is predominantly what local AirBnBs provide. Many of my guest have been friends and family of NKC residents, visiting for the holidays or otherwise. There is a lack of non-STR options in NKC
4/6/2023 8:56	This is absolutely ridiculous. I as a business owner have customers that come in for long periods of time. They do not want to get a hotel. They want more of a home. You are simply trying to tax people out of using Airbnb's and forcing them to use a hotel. This is not something the city needs to be involved in, but once again, they're sticking their nose in places that it does not need to be. Taxes are paid when someone uses Airbnb, just not as much. That is what the city wants. More tax \$
4/6/2023 8:47	I can't help but feel that putting these restrictions on STRs would be an egregious mistake for North Kansas City. Given the lack of quality hotel options in North Kansas City, my family and friends often times rely on AirBNBs when coming in to visit us. Adding restrictions that require owner occupancy would defeat the entire purpose of STRs, and guest do not want to stay in a home with a stranger. This kills small business and restricts our ability to showcase our wonderful city to guests.
4/5/2023 15:23	1) Is this decision really based on survey responses from 4% of the entire NKC population, or is it based on the Council's desire to create a new revenue stream? 2) Did citizen complaints prompt this proposed amendment? If so, how many? 3) How many surrounding cities were researched with regard to their zoning policies?
4/5/2023 12:46	This seems like a solution in search of a problem. With the costly and burdensome requirements, it is clear the city does not want STRs.