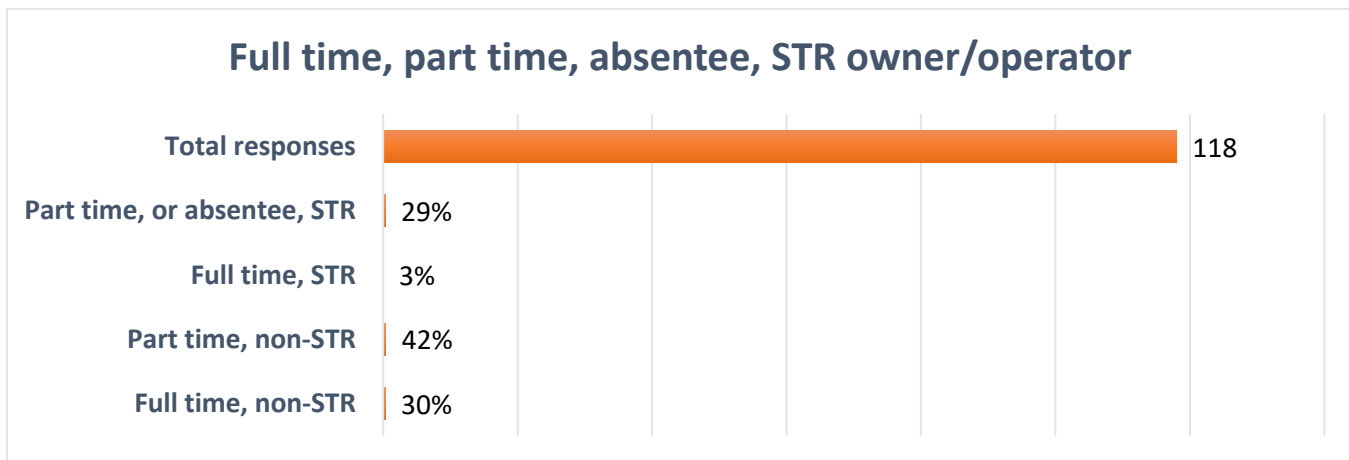


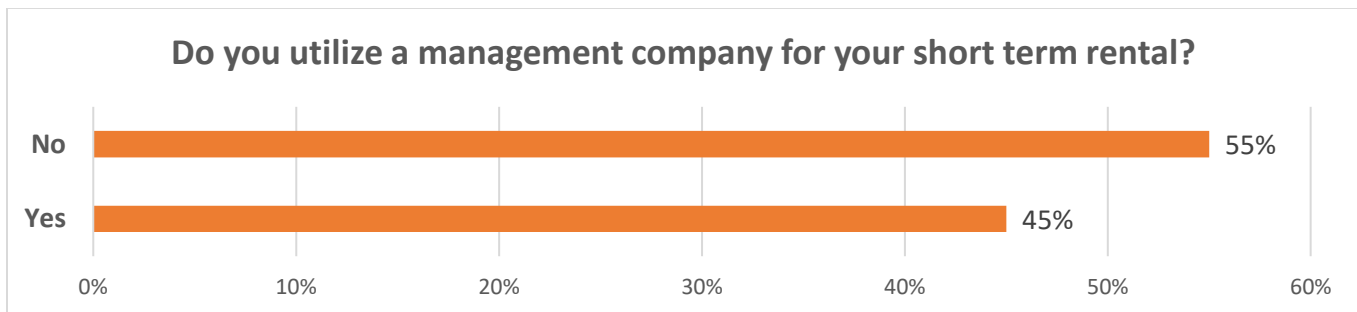
Oceanside Short Term Rental Survey Conducted 27 June – 6 July 2022

Effective **July 1, 2022**, the County Commissioners have "paused" the issuance of new short term rental licenses in unincorporated communities (including Oceanside). Here is a link to the **Order**. [Order Suspending STR Licensing](#). The stated goal is to allow time for the county - through its existing **Short Term Rental Advisory** Committee - to "identify strategies to mitigate the livability impacts of STRs in unincorporated areas." The order also recognized the role of STRs "in supporting the tourism economy in Tillamook County." **Jerry Keene** represents Central Tillamook County on the STR Committee, and **Terri Warren** specifically represents Oceanside. * They have asked us to survey Oceansiders on a few key issues. To participate, you can simply hit "Reply," fill in the answers, and hit "Send." If that does not work, you can copy and paste the Survey containing your responses in an email addressed to **oceansidefriends@gmail.com**. Jerry and Terri will share the results (but no names) in this Newsletter and in a report to their fellow STR Advisory Committee members.

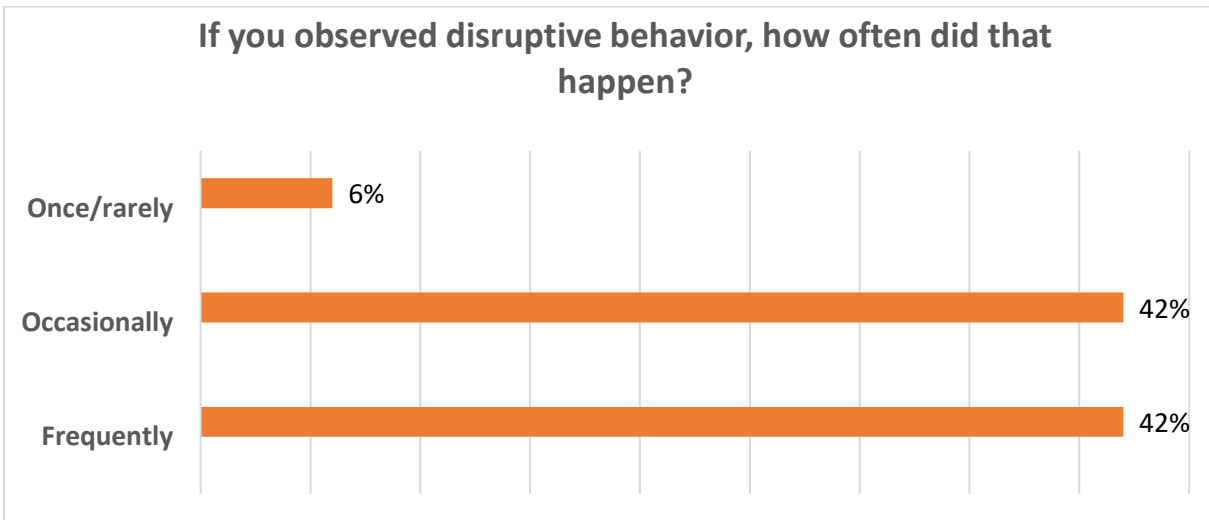
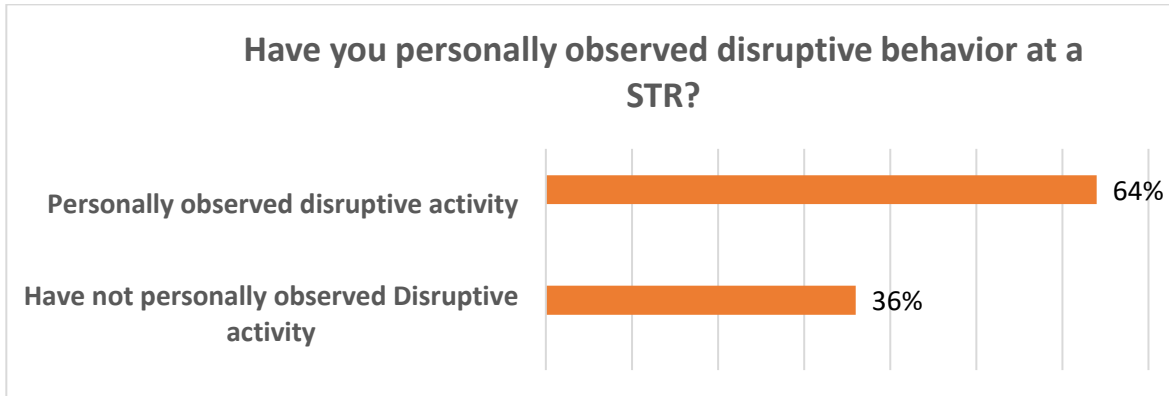
1. Do you consider yourself a full-time resident, a part-time resident, or an absentee property owner? Indicate if you are a short-term rental owner or operator as well.



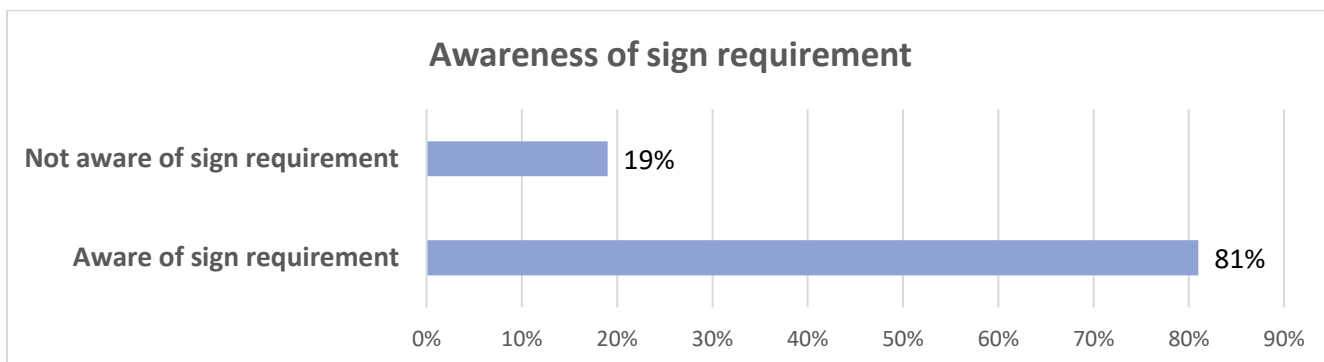
2. If you own or operate a STR so, do you utilize a management company?

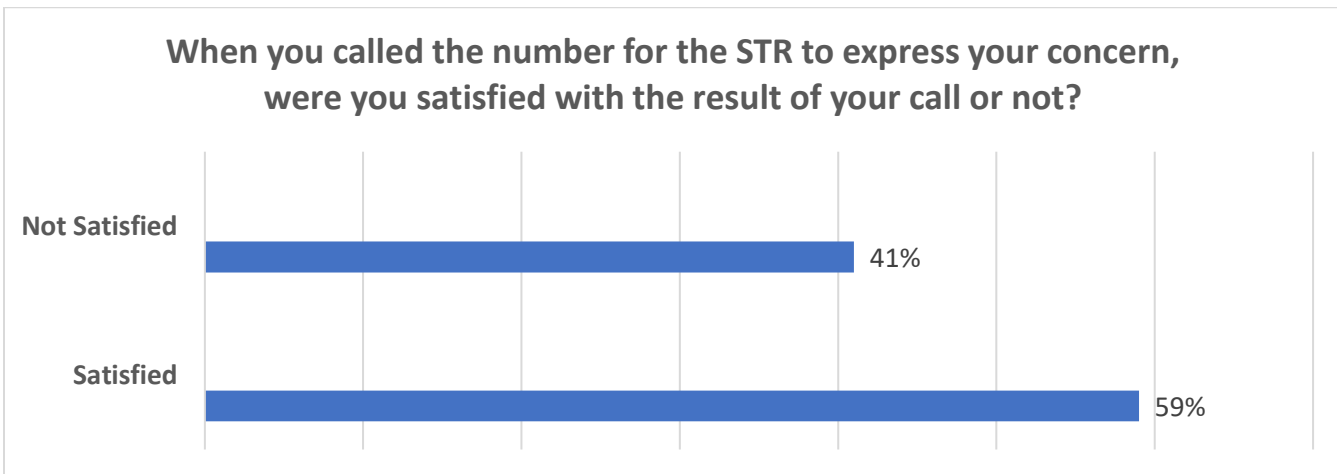
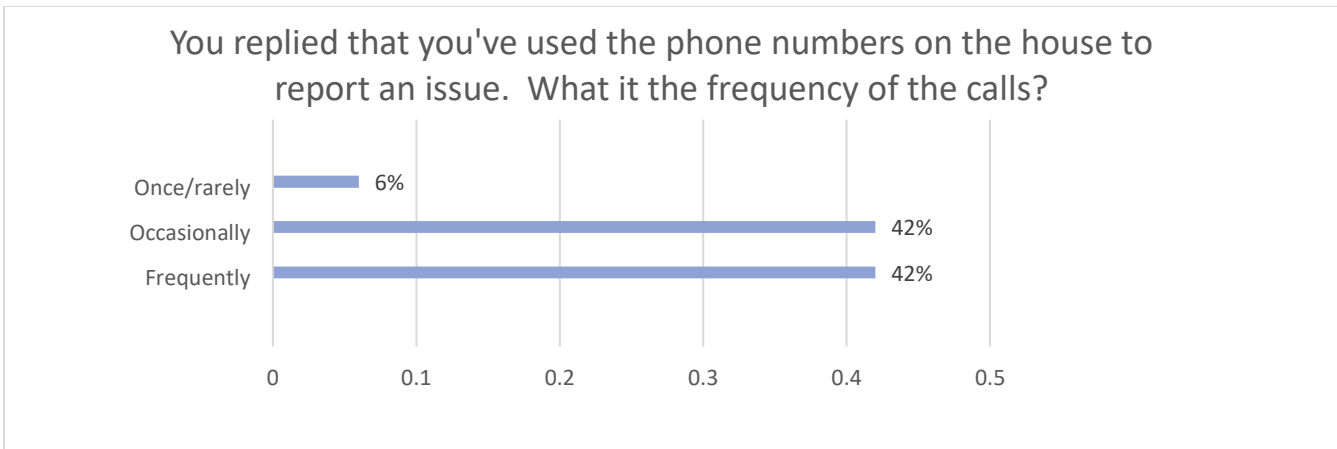
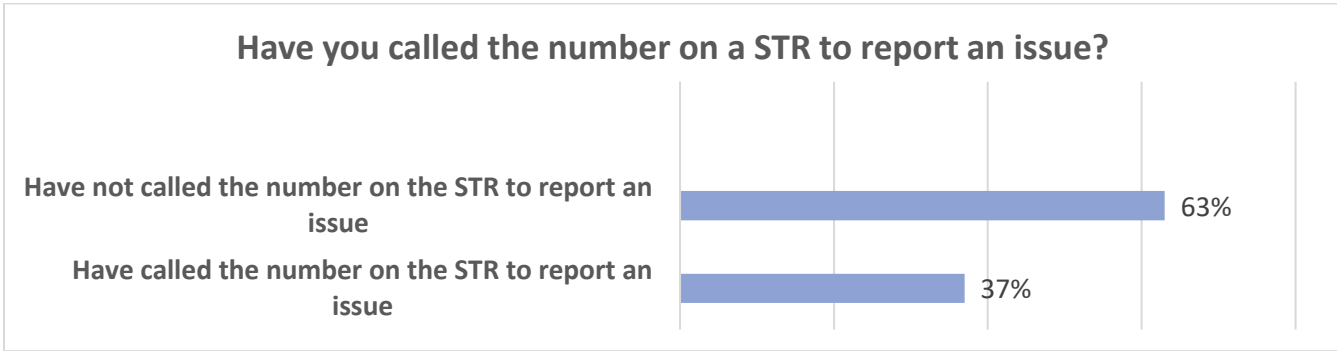


3. Have you ever personally encountered or observed disruptive activity related to STR visitors near your property? Please describe the type of problem - for example, "noise (loud music or outside conversations)," "inappropriate parking," "loose or unruly pets," "intrusive lighting," "trash disposal" or the like. Please also indicate if such problems are "frequent," "occasional" or "rare."



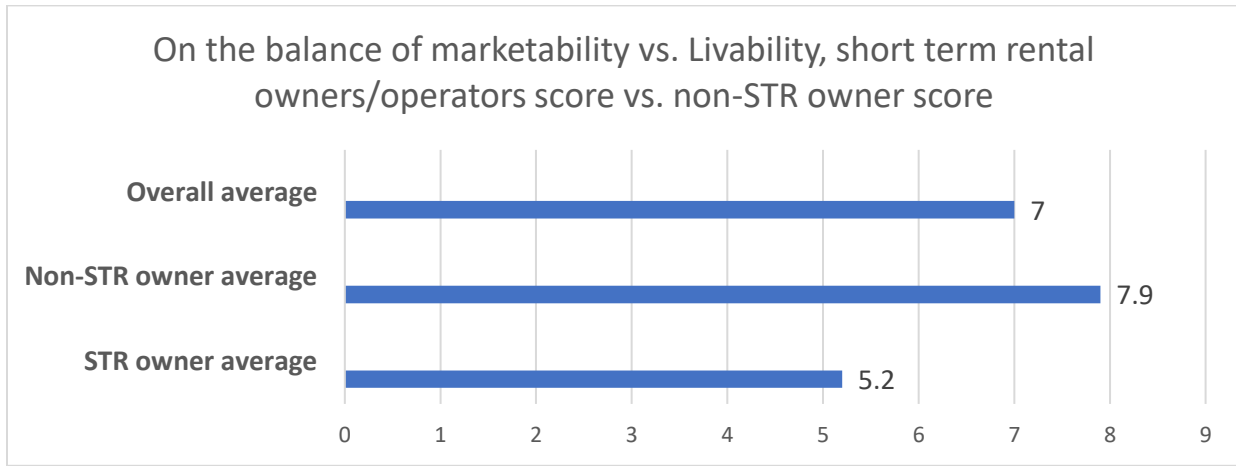
4. Were you aware that short term rentals must visibly post a "contact phone number" for complaints? If so, have you ever personally called to report a problem? Why or why not? If yes, were you satisfied or dissatisfied with the response?





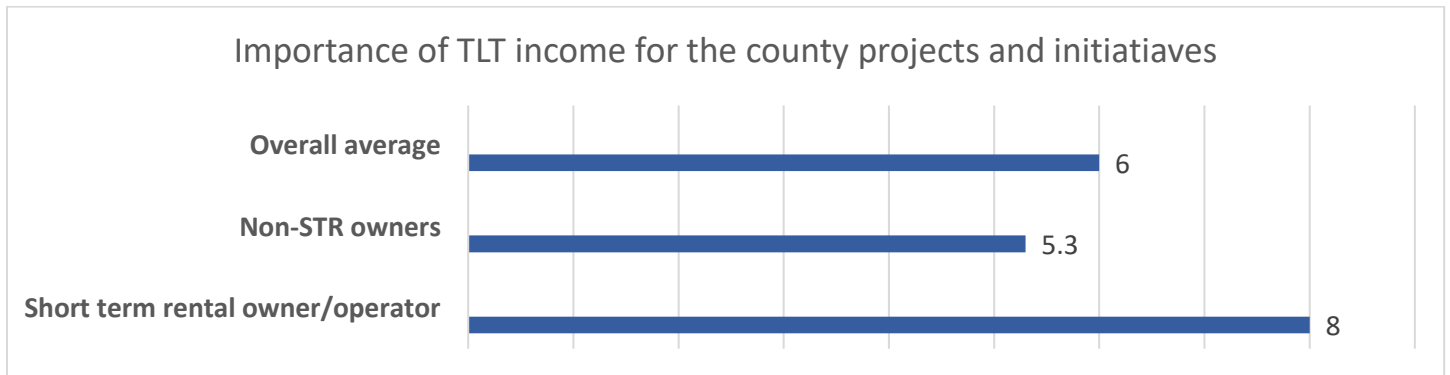
5. STR issues often pit two fundamental property rights against each other. STR advocates prioritize the right to use one's property in a way that generates income and/or enhances its market value ("**marketability**"). Opponents prioritize the right to stable and livable residential neighborhoods ("**livability**"). Viewing these interests as opposite ends of a spectrum, select the number that best reflects where you would strike the balance between them. (For example, a "5" means you weigh them both equally. A "2" means you would prioritize "Marketability" much higher than "Liveability" in most cases).

(Marketability) 1 2 3 4 5 6 7 8 9 10 (Livability)

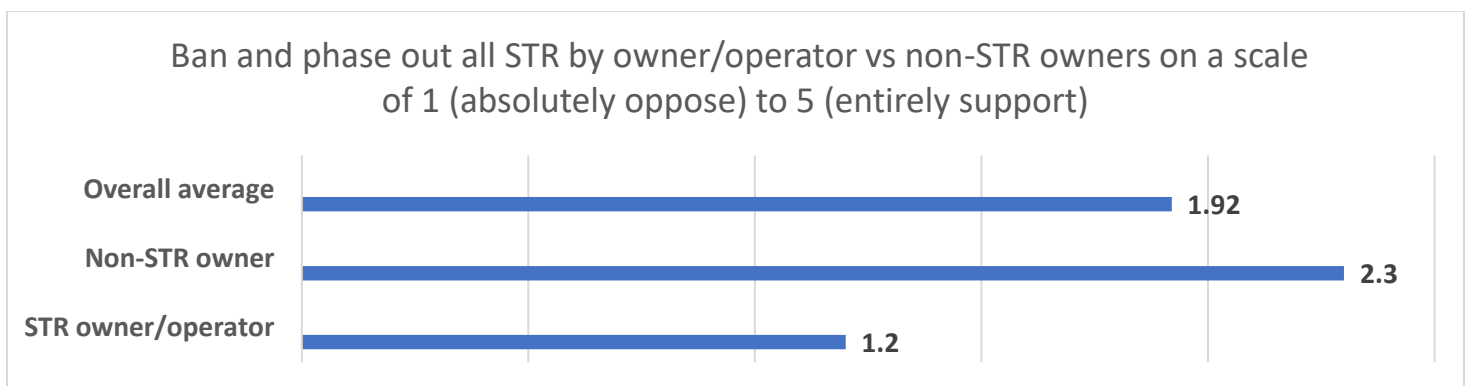


6. Tillamook County has historically collected between \$4 million and \$7 million in tourism lodging taxes (TLT) from STR customers, of which 30% is allocated directly to county road and bridge repair/maintenance. STR Operator's also pay an annual fee, generating hundreds of thousands of dollars for workforce housing initiatives (75%) and to law enforcement (25%). How important is that information to you in formulating your view of STRs generally?

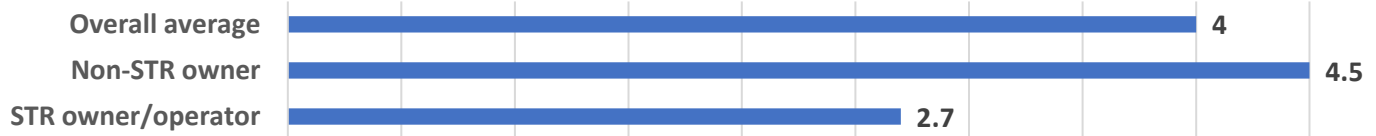
(No significance) 1 2 3 4 5 6 7 8 9 10 (Critical significance)



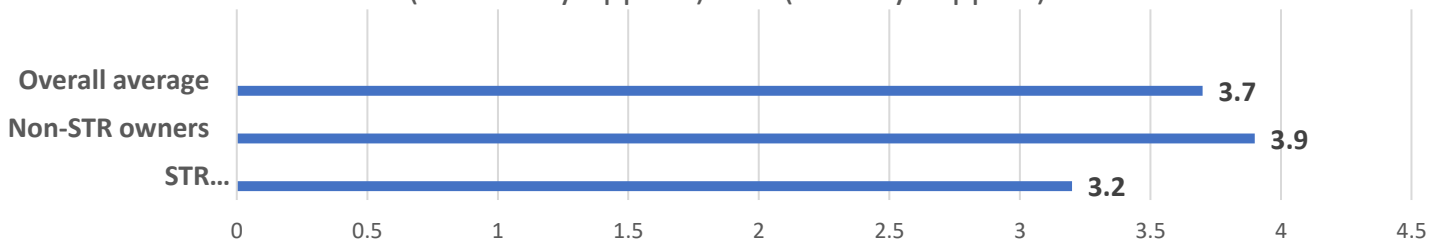
7. Here are some alternatives being considered by the STR Committee. Please rate your support for each of them on a scale of 1 (absolutely oppose) to 5 (entirely support).



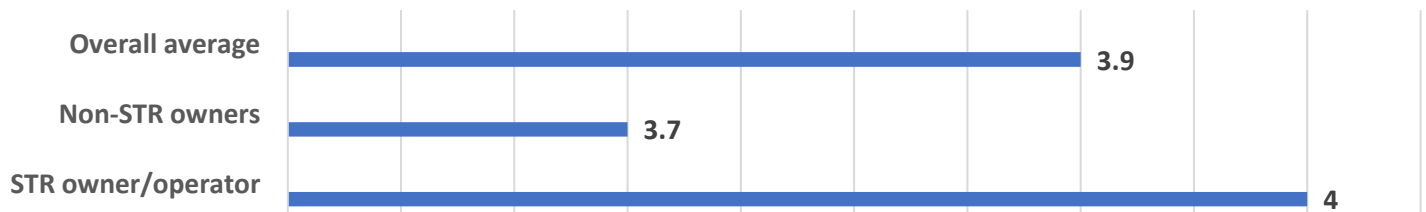
Limit an STR license to the current owner (new owners must re-apply and comply with upgraded requirements adopted since the previous license issued) by STR by owner/operator vs non-STR owners on a scale of...



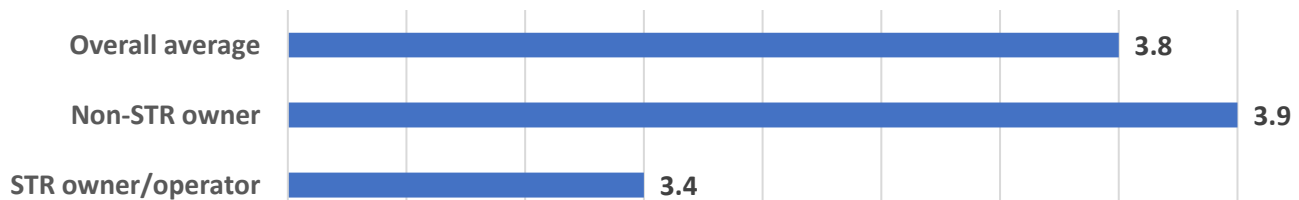
Cap the number or percentage of homes with STR licenses in each community by STR by owner/operator vs non-STR owners on a scale of 1 (absolutely oppose) to 5 (entirely support)



Use some STR tax or fee revenue to fund special enforcement personal to respond to STR-related complaints STR by owner/operator vs non-STR owners on a scale of 1 (absolutely oppose) to 5 (entirely support)

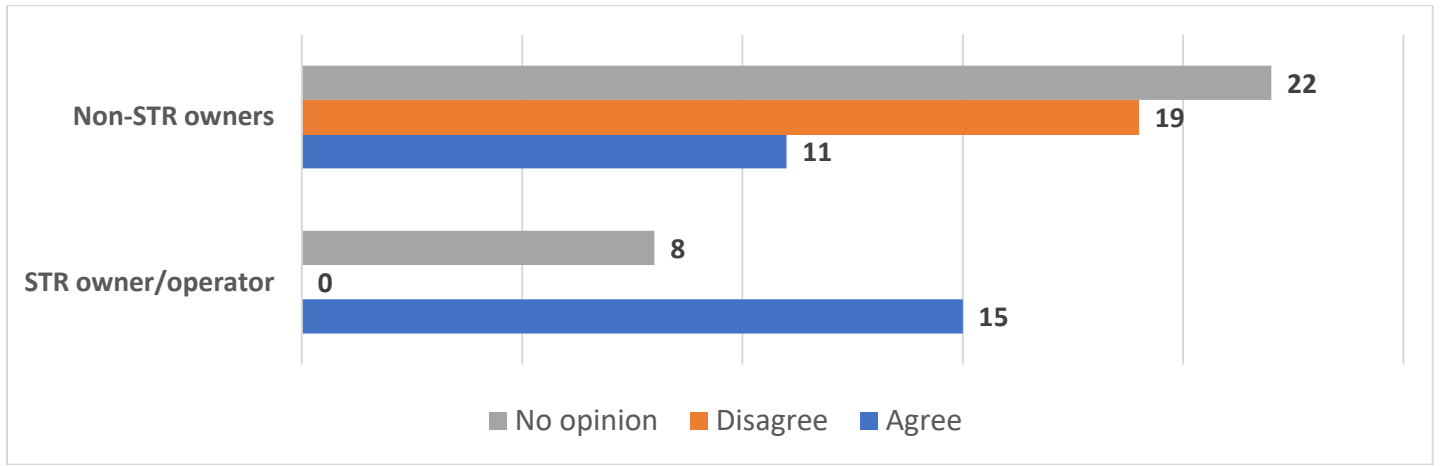


Reform current formulas to reduce the number of parked cars permitted at each STR by owner/operator vs non-STR owners on a scale of 1 (absolutely oppose) to 5 (entirely support)

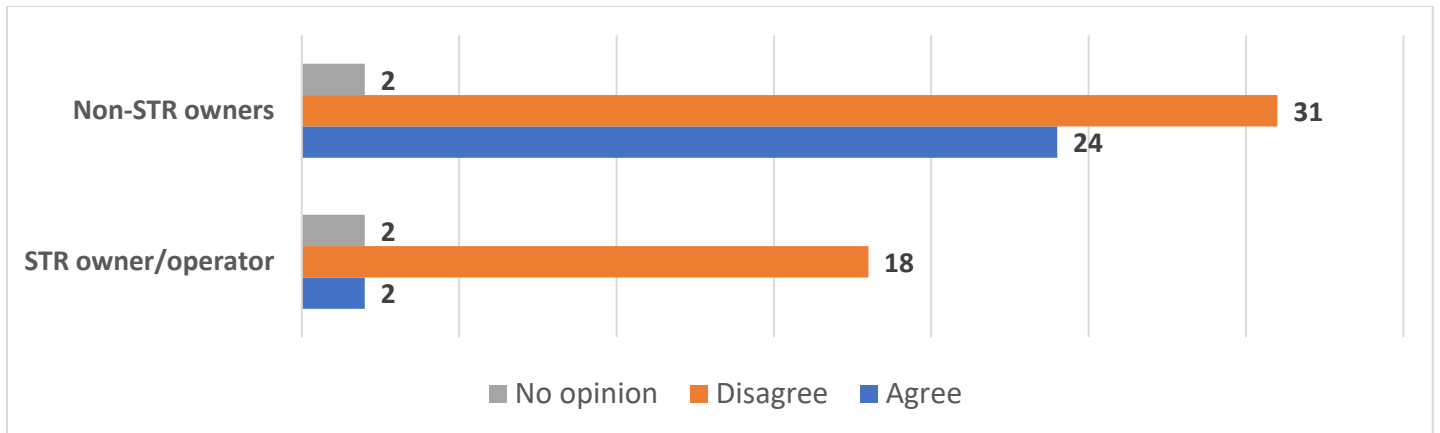


If you are willing to spend the additional time, we would appreciate your brief narrative response or reaction to each of these statements that have been offered during STR meetings.

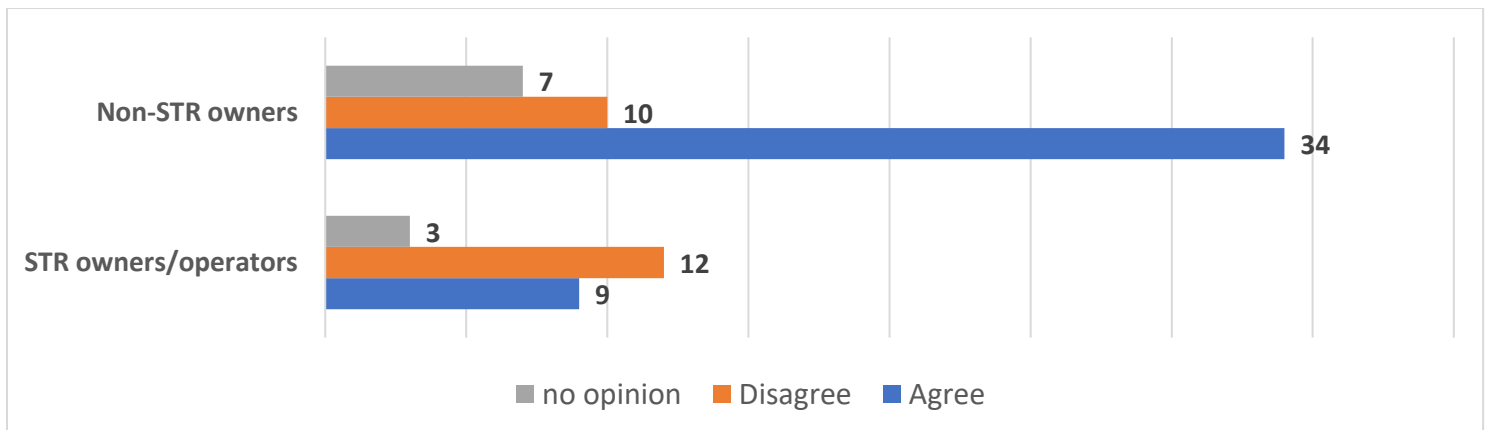
6. STR visitors are too often blamed for misconduct by day visitors or family/guests of actual owners.



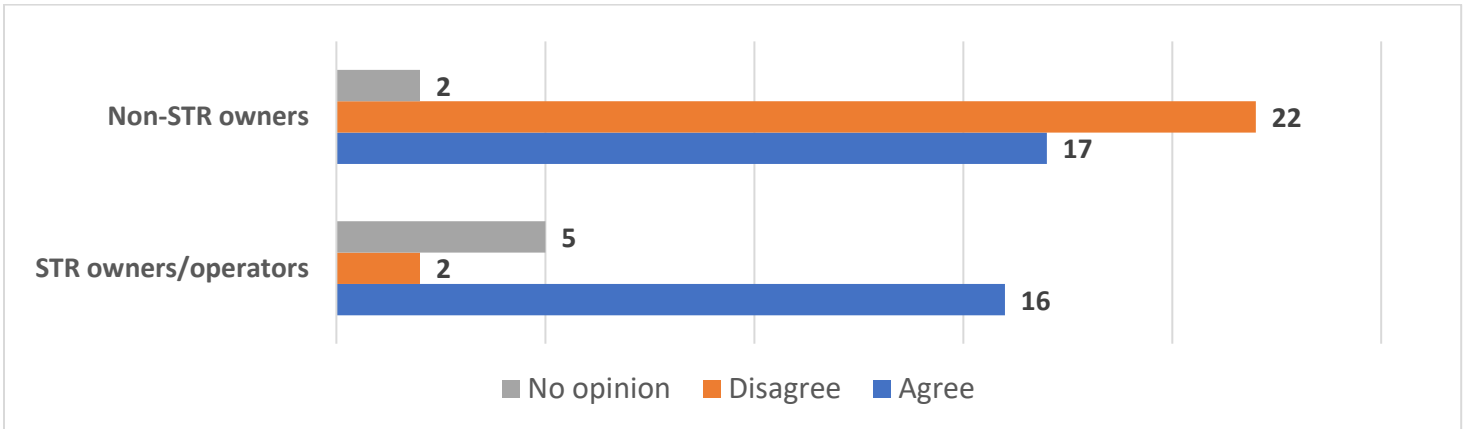
7. STRs inappropriately bring a commercial activity into residential zones



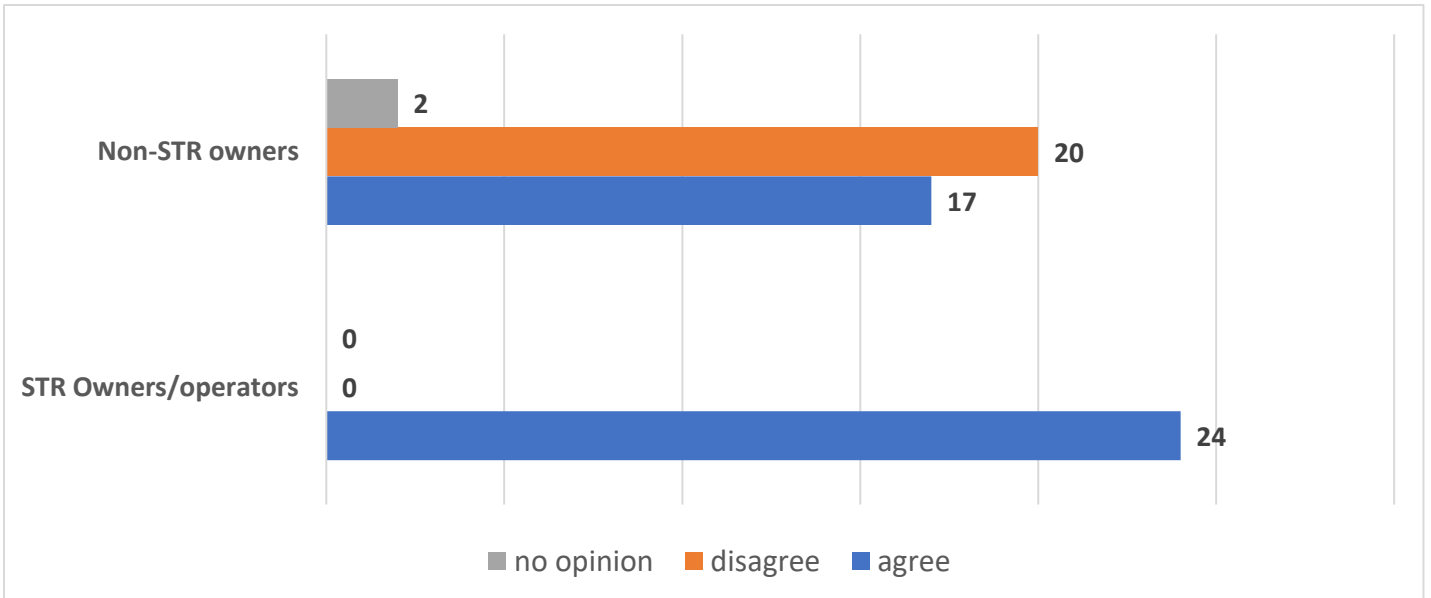
8. STRs displace long term renters or residents needed to support community resources like volunteer fire departments, crime watch efforts and neighborhood associations.



9. STR bans and caps would be less necessary if there was an adequate enforcement response when problems arise and are reported.



10. STRs are an under-appreciated but vital contributor to Tillamook County's economy and tax base.



Terri Warren, Oceanside STR Committee Representative
Jerry Keene, Central County STR Committee Representative

**Oceansider Pam Zielinski also serves on the STR Committee generally representing "Real Estate," and Netarts-Oceanside Fire Chief Tim Carpenter represents "Public Safety."*