

REFERENCE TITLE: short-term rentals; online lodging marketplace

State of Arizona
House of Representatives
Fifty-seventh Legislature
Second Regular Session
2026

HB 2430

Introduced by
Representative Bliss

AN ACT

AMENDING SECTIONS 9-500.39 AND 11-269.17, ARIZONA REVISED STATUTES;
RELATING TO VACATION RENTALS AND SHORT-TERM RENTALS.

(TEXT OF BILL BEGINS ON NEXT PAGE)

1 Be it enacted by the Legislature of the State of Arizona:

2 Section 1. Section 9-500.39, Arizona Revised Statutes, is amended
3 to read:

4 9-500.39. Limits on regulation of vacation rentals and
5 short-term rentals; state preemption; civil
6 penalties; transaction privilege tax license
7 suspension; definitions

8 A. A city or town may not prohibit vacation rentals or short-term
9 rentals.

10 B. A city or town may not restrict the use of or regulate vacation
11 rentals or short-term rentals based on their classification, use or
12 occupancy except as provided in this section. A city or town may regulate
13 vacation rentals or short-term rentals as follows:

14 1. To protect the public's health and safety, including rules and
15 regulations related to fire and building codes, health and sanitation,
16 transportation or traffic control and solid or hazardous waste and
17 pollution control, if the city or town demonstrates that the rule or
18 regulation is for the primary purpose of protecting the public's health
19 and safety.

20 2. To adopt and enforce use and zoning ordinances, including
21 ordinances related to noise, protection of welfare, property maintenance
22 and other nuisance issues, if the ordinance is applied in the same manner
23 as other property classified under sections 42-12003 and 42-12004.

24 3. To limit or prohibit the use of a vacation rental or short-term
25 rental for the purposes of housing sex offenders, operating or maintaining
26 a sober living home, selling illegal drugs, liquor control or pornography,
27 obscenity, nude or topless dancing and other adult-oriented businesses.

28 4. To require the owner of a vacation rental or short-term rental
29 to provide the city or town with emergency contact information for the
30 owner or the owner's designee who is responsible for responding to
31 complaints or emergencies in a timely manner in person if required by
32 public safety personnel, over the phone or by email at any time of day
33 before offering for rent or renting the vacation rental or short-term
34 rental. In addition to any other penalty imposed pursuant to this
35 section, the city or town may impose a civil penalty of up to \$1,000
36 against the owner for every thirty days the owner fails to provide contact
37 information as prescribed by this paragraph. The city or town shall
38 provide thirty days' notice to the owner before imposing the initial civil
39 penalty.

40 5. To require the owner of a vacation rental or short-term rental
41 to obtain and maintain a local regulatory permit or license. As a
42 condition of issuance of a permit or license, the application for the
43 permit or license may require an applicant to provide only the following:

44 (a) The name, address, telephone number and email address for the
45 owner or owner's agent.

1 (b) The address of the vacation rental or short-term rental.

2 (c) Proof of compliance with section 42-5005.

3 (d) Contact information required pursuant to paragraph 4 of this
4 subsection.

5 (e) Acknowledgment of an agreement to comply with all applicable
6 laws, regulations and ordinances.

7 (f) A fee not to exceed the actual cost of issuing the permit or
8 license or \$250, whichever is less.

9 6. To require, before offering a vacation rental or short-term
10 rental for rent for the first time, the owner or the owner's designee of a
11 vacation rental or short-term rental to notify all single-family
12 residential properties adjacent to and directly and diagonally across the
13 street from the vacation rental or short-term rental. Notice shall be
14 deemed sufficient in a multifamily residential building if given to
15 residents on the same building floor. A city or town may require
16 additional notification pursuant to this paragraph if the contact
17 information previously provided changes. Notification provided in
18 compliance with this paragraph shall include the permit or license number
19 if required by the city or town, the address of the vacation rental or
20 short-term rental and the information required pursuant to paragraph 4 of
21 this subsection. The owner or the owner's designee shall demonstrate
22 compliance with this paragraph by providing the city or town with an
23 attestation of notification compliance that consists of the following
24 information:

25 (a) The permit or license number of the vacation rental or
26 short-term rental, if required by the city or town.

27 (b) The address of each property notified.

28 (c) A description of the manner in which the owner or owner's
29 designee chose to provide notification to each property subject to
30 notification.

31 (d) The name and contact information of the person attesting to
32 compliance with this paragraph.

33 7. To require the owner or owner's designee of a vacation rental or
34 short-term rental to display the local regulatory permit number or license
35 number, if any, on each advertisement for a vacation rental or short-term
36 rental that the owner or owner's designee maintains. A city or town that
37 does not require a local regulatory permit or license may require the
38 owner or owner's designee of a vacation rental or short-term rental to
39 display the transaction privilege tax license number required by section
40 42-5042 on each advertisement for a vacation rental or short-term rental
41 that the owner or owner's designee maintains.

42 8. To require the vacation rental or short-term rental to maintain
43 liability insurance appropriate to cover the vacation rental or short-term
44 rental in the aggregate of at least \$500,000 or to advertise and offer

1 each vacation rental or short-term rental through an online lodging
2 marketplace that provides equal or greater coverage.

3 9. To require the owner of a vacation rental or short-term rental
4 to reside on the property if the property contains an accessory dwelling
5 unit and if a certificate of occupancy, certificate of completion or
6 similar final approval for the accessory dwelling unit was issued by the
7 municipality on or after September 14, 2024. This paragraph does not
8 apply to an owner of a vacation rental or short-term rental if the
9 property contains an accessory dwelling unit and the certificate of
10 completion, the certificate of occupancy or a similar final approval for
11 the accessory dwelling unit was issued on or before September 13, 2024.

12 C. A city or town that requires a local regulatory permit or
13 license pursuant to this section shall issue or deny the permit or license
14 within seven business days of receipt of the information required by
15 subsection B, paragraph 5 of this section and otherwise in accordance with
16 section 9-835, except that a city or town may deny issuance of a permit or
17 license only for any of the following:

- 18 1. Failure to provide the information required by subsection B,
19 paragraph 5, subdivisions (a) through (e) of this section.
- 20 2. Failure to pay the required permit or license fee.
- 21 3. At the time of application the owner has a suspended permit or
22 license for the same vacation rental or short-term rental.
- 23 4. The applicant provides false information.
- 24 5. The owner or owner's designee of a vacation rental or short-term
25 rental is a registered sex offender or has been convicted of any felony
26 offense that resulted in death or serious physical injury or any felony
27 use of a deadly weapon within the past five years.

28 D. A city or town that requires a local regulatory permit or
29 license pursuant to this section shall adopt an ordinance to allow the
30 city or town to initiate an administrative process to suspend a local
31 regulatory permit or license for a period of up to twelve months for the
32 following verified violations associated with a property:

- 33 1. Three verified violations within a twelve-month period, not
34 including any verified violation based on an aesthetic, solid waste
35 disposal or vehicle parking violation that is not also a serious threat to
36 public health and safety.
- 37 2. One verified violation that results in or constitutes any of the
38 following:
 - 39 (a) A felony offense committed at or in the vicinity of a vacation
40 rental or short-term rental by the vacation rental or short-term rental
41 owner or owner's designee.
 - 42 (b) A serious physical injury or wrongful death at or related to a
43 vacation rental or short-term rental resulting from the knowing,
44 intentional or reckless conduct of the vacation rental or short-term
45 rental owner or owner's designee.

1 (c) An owner or owner's designee knowingly or intentionally housing
2 a sex offender, allowing offenses related to adult-oriented businesses,
3 sexual offenses or prostitution, or operating or maintaining a sober
4 living home, in violation of a regulation or ordinance adopted pursuant to
5 subsection B, paragraph 3 of this section.

6 (d) An owner or owner's designee knowingly or intentionally
7 allowing the use of a vacation rental or short-term rental for a special
8 event that would otherwise require a permit or license pursuant to a city
9 or town ordinance or a state law or rule or for a retail, restaurant,
10 banquet space or other similar use.

11 3. Notwithstanding paragraphs 1 and 2 of this subsection, any
12 attempted or completed felony offense, arising from the occupancy or use
13 of a vacation rental or short-term rental, that results in a death, or
14 actual or attempted serious physical injury, shall be grounds for judicial
15 relief in the form of a suspension of the property's use as a vacation
16 rental or short-term rental for a period of time that shall not exceed
17 twelve months.

18 E. A city or town that requires sex offender background checks on a
19 vacation rental or short-term rental guest shall waive the requirement if
20 an online lodging marketplace performs a sex offender background check of
21 the booking guest.

22 F. Notwithstanding any other law, a city or town may impose a civil
23 penalty of the following amounts against an owner of a vacation rental or
24 short-term rental if the owner receives one or more verified violations
25 related to the same vacation rental or short-term rental property within
26 the same twelve-month period:

27 1. Up to \$500 or up to an amount equal to one night's rent for the
28 vacation rental or short-term rental as advertised, whichever is greater,
29 for the first verified violation.

30 2. Up to \$1,000 or up to an amount equal to two nights' rent for
31 the vacation rental or short-term rental as advertised, whichever is
32 greater, for the second verified violation.

33 3. Up to \$3,500 or up to an amount equal to three nights' rent for
34 the vacation rental or short-term rental as advertised, whichever is
35 greater, for a third and any subsequent verified violation.

36 G. A vacation rental or short-term rental that fails to apply for a
37 local regulatory permit or license in accordance with subsection B,
38 paragraph 5 of this section, within thirty days of the local regulatory
39 permit or license application process being made available by the city or
40 town issuing such permits or licenses, must cease operations. In addition
41 to any civil penalties imposed pursuant to subsection F of this section, a
42 city or town may impose a civil penalty of up to \$1,000 per month against
43 the owner if the owner or owner's designee fails to apply for a regulatory
44 permit or license within thirty days after receiving written notice of the
45 failure to comply with subsection B, paragraph 5 of this section.

1 H. If multiple verified violations arise out of the same response
2 to an incident at a vacation rental or short-term rental, those verified
3 violations are considered one verified violation for the purpose of
4 assessing civil penalties or suspending the regulatory permit or license
5 of the owner pursuant to this section.

6 I. If the owner of a vacation rental or short-term rental has
7 provided contact information to a city or town pursuant to subsection B,
8 paragraph 4 of this section and if the city or town issues a citation for
9 a violation of the city's or town's applicable laws, regulations or
10 ordinances or a state law that occurred on the owner's vacation rental or
11 short-term rental property, the city or town shall make a reasonable
12 attempt to notify the owner or the owner's designee of the citation within
13 seven business days after the citation is issued using the contact
14 information provided pursuant to subsection B, paragraph 4 of this
15 section. If the owner of a vacation rental or short-term rental has not
16 provided contact information pursuant to subsection B, paragraph 4 of this
17 section, the city or town is not required to provide such notice.

18 J. This section does not exempt an owner of a residential rental
19 property, as defined in section 33-1901, from maintaining with the
20 assessor of the county in which the property is located information
21 required under title 33, chapter 17, article 1.

22 K. A vacation rental or short-term rental may not be used for
23 nonresidential uses, including for a special event that would otherwise
24 require a permit or license pursuant to a city or town ordinance or a
25 state law or rule or for a retail, restaurant, banquet space or other
26 similar use.

27 L. A CITY OR TOWN THAT REQUIRES THE OWNER OF A VACATION RENTAL OR
28 SHORT-TERM RENTAL TO HAVE AND MAINTAIN A LOCAL REGULATORY PERMIT OR
29 LICENSE PURSUANT TO SUBSECTION B, PARAGRAPH 5 OF THIS SECTION MAY ADOPT AN
30 ORDINANCE THAT REQUIRES AN ONLINE LODGING MARKETPLACE TO REMOVE A LISTING
31 FOR A VACATION RENTAL OR SHORT-TERM RENTAL IF THE CITY OR TOWN DETERMINES
32 THAT THE LOCAL REGULATORY PERMIT OR LICENSE OF THE OWNER OF THAT VACATION
33 RENTAL OR SHORT-TERM RENTAL HAS EXPIRED, WAS REVOKED OR IS NO LONGER VALID
34 AND THE CITY OR TOWN PROVIDES THE ONLINE LODGING MARKETPLACE WITH THE
35 WEBSITE ADDRESS OF THE LISTING AND ANY OTHER IDENTIFYING INFORMATION THAT
36 IS AVAILABLE TO THE CITY OR TOWN. THE ONLINE LODGING MARKETPLACE SHALL
37 REMOVE A LISTING FOR THE VACATION RENTAL OR SHORT-TERM RENTAL FROM THE
38 ONLINE LODGING MARKETPLACE PLATFORM WITHIN SEVEN DAYS AFTER RECEIPT OF THE
39 NOTICE FROM THE CITY OR TOWN.

40 ~~L.~~ M. For the purposes of this section:

41 1. "Accessory dwelling unit" has the same meaning prescribed in
42 section 9-461.18.

43 2. "Online lodging marketplace" has the same meaning prescribed in
44 section 42-5076.

45 3. "Transient" has the same meaning prescribed in section 42-5070.

1 4. "Vacation rental" or "short-term rental":

2 (a) Means any individually or collectively owned single-family or
3 one-to-four-family house or dwelling unit or any unit or group of units in
4 a condominium or cooperative that is also a transient public lodging
5 establishment or owner-occupied residential home offered for transient use
6 if the accommodations are not classified for property taxation under
7 section 42-12001.

8 (b) Does not include a unit that is used for any nonresidential
9 use, including retail, restaurant, banquet space, event center or another
10 similar use.

11 5. "Verified violation" means a finding of guilt or civil
12 responsibility for violating any state law or local ordinance relating to
13 a purpose prescribed in subsection B, D, F or K of this section that has
14 been finally adjudicated.

15 Sec. 2. Section 11-269.17, Arizona Revised Statutes, is amended to
16 read:

17 11-269.17. Limits on regulation of vacation rentals and
18 short-term rentals; state preemption; civil
19 penalties; transaction privilege tax license
20 suspension; definitions

21 A. A county may not prohibit vacation rentals or short-term
22 rentals.

23 B. A county may not restrict the use of or regulate vacation
24 rentals or short-term rentals based on their classification, use or
25 occupancy except as provided in this section. A county may regulate
26 vacation rentals or short-term rentals within the unincorporated areas of
27 the county as follows:

28 1. To protect the public's health and safety, including rules and
29 regulations related to fire and building codes, health and sanitation,
30 transportation or traffic control and solid or hazardous waste and
31 pollution control, if the county demonstrates that the rule or regulation
32 is for the primary purpose of protecting the public's health and safety.

33 2. To adopt and enforce use and zoning ordinances, including
34 ordinances related to noise, protection of welfare, property maintenance
35 and other nuisance issues, if the ordinance is applied in the same manner
36 as other property classified under sections 42-12003 and 42-12004.

37 3. To limit or prohibit the use of a vacation rental or short-term
38 rental for the purposes of housing sex offenders, operating or maintaining
39 a sober living home, selling illegal drugs, liquor control or pornography,
40 obscenity, nude or topless dancing and other adult-oriented businesses.

41 4. To require the owner of a vacation rental or short-term rental
42 to provide the county with emergency contact information for the owner or
43 the owner's designee who is responsible for responding to complaints or
44 emergencies in a timely manner in person if required by public safety
45 personnel, over the phone or by email at any time of day before offering

1 for rent or renting the vacation rental or short-term rental. In addition
2 to any other penalty imposed pursuant to this section, the county may
3 impose a civil penalty of up to \$1,000 against the owner for every thirty
4 days the owner fails to provide contact information as prescribed by this
5 paragraph. The county shall provide thirty days' notice to the owner
6 before imposing the initial civil penalty.

7 5. To require the owner of a vacation rental or short-term rental
8 to obtain and maintain a local regulatory permit or license. As a
9 condition of issuance of a permit or license, the application for the
10 permit or license may require an applicant to provide only the following:

11 (a) The name, address, telephone number and email address for the
12 owner or owner's agent.

13 (b) The address of the vacation rental or short-term rental.

14 (c) Proof of compliance with section 42-5005.

15 (d) Contact information required pursuant to paragraph 4 of this
16 subsection.

17 (e) Acknowledgment of an agreement to comply with all applicable
18 laws, regulations and ordinances.

19 (f) A fee not to exceed the actual cost of issuing the permit or
20 license or \$250, whichever is less.

21 6. To require, before offering a vacation rental or short-term
22 rental for rent for the first time, the owner or the owner's designee of a
23 vacation rental or short-term rental to notify all single-family
24 residential properties adjacent to and directly and diagonally across the
25 street from the vacation rental or short-term rental. Notice shall be
26 deemed sufficient in a multifamily residential building if given to
27 residents on the same building floor. A county may require additional
28 notification pursuant to this paragraph if the contact information
29 previously provided changes. Notification provided in compliance with
30 this paragraph shall include the permit or license number if required by
31 the county, the address of the vacation rental or short-term rental and
32 the information required pursuant to paragraph 4 of this subsection. The
33 owner or the owner's designee shall demonstrate compliance with this
34 paragraph by providing the county with an attestation of notification
35 compliance that consists of the following information:

36 (a) The permit or license number of the vacation rental or
37 short-term rental, if required by the county.

38 (b) The address of each property notified.

39 (c) A description of the manner in which the owner or owner's
40 designee chose to provide notification to each property subject to
41 notification.

42 (d) The name and contact information of the person attesting to
43 compliance with this paragraph.

44 7. To require the owner or owner's designee of a vacation rental or
45 short-term rental to display the local regulatory permit number or license

1 number, if any, on each advertisement for a vacation rental or short-term
2 rental that the owner or owner's designee maintains. A county that does
3 not require a local regulatory permit or license may require the owner or
4 owner's designee of a vacation rental or short-term rental to display the
5 transaction privilege tax license number required by section 42-5042 on
6 each advertisement for a vacation rental or short-term rental that the
7 owner or owner's designee maintains.

8 8. To require the vacation rental or short-term rental to maintain
9 liability insurance appropriate to cover the vacation rental or short-term
10 rental in the aggregate of at least \$500,000 or to advertise and offer
11 each vacation rental or short-term rental through an online lodging
12 marketplace that provides equal or greater coverage.

13 9. To require the owner of a vacation rental or short-term rental
14 to reside on the property if the property contains an accessory dwelling
15 unit and if a certificate of occupancy, certificate of completion or
16 similar final approval for the accessory dwelling unit was issued by the
17 county on or after September 14, 2024. This paragraph does not apply to
18 an owner of a vacation rental or short-term rental if the property
19 contains an accessory dwelling unit and the certificate of completion, the
20 certificate of occupancy or a similar final approval for the accessory
21 dwelling unit was issued on or before September 13, 2024.

22 C. A county that requires a local regulatory permit or license
23 pursuant to this section shall issue or deny the permit or license within
24 seven business days of receipt of the information required by subsection
25 B, paragraph 5 of this section and otherwise in accordance with section
26 11-1602, except that a county may deny issuance of a permit or license
27 only for any of the following:

28 1. Failure to provide the information required by subsection B,
29 paragraph 5, subdivisions (a) through (e) of this section.

30 2. Failure to pay the required permit or license fee.

31 3. At the time of application the owner has a suspended permit or
32 license for the same vacation rental or short-term rental.

33 4. The applicant provides false information.

34 5. The owner or owner's designee of a vacation rental or short-term
35 rental is a registered sex offender or has been convicted of any felony
36 offense that results in death or serious physical injury or any felony use
37 of a deadly weapon within the past five years.

38 D. A county that requires a local regulatory permit or license
39 pursuant to this section shall adopt an ordinance to allow the county to
40 initiate an administrative process to suspend a local regulatory permit or
41 license for a period of up to twelve months for the following verified
42 violations associated with a property:

43 1. Three verified violations within a twelve-month period, not
44 including any verified violation based on an aesthetic, solid waste

1 disposal or vehicle parking violation that is not also a serious threat to
2 public health or safety.

3 2. One verified violation that results in or constitutes any of the
4 following:

5 (a) A felony offense committed at or in the vicinity of a vacation
6 rental or short-term rental by the vacation rental or short-term rental
7 owner or owner's designee.

8 (b) A serious physical injury or wrongful death at or related to a
9 vacation rental or short-term rental resulting from the knowing,
10 intentional or reckless conduct of the vacation rental or short-term
11 rental owner or owner's designee.

12 (c) An owner or owner's designee knowingly or intentionally housing
13 a sex offender, allowing offenses related to adult-oriented businesses,
14 sexual offenses or prostitution, or operating or maintaining a sober
15 living home, in violation of regulation or ordinance adopted pursuant to
16 subsection B, paragraph 3 of this section.

17 (d) An owner or owner's designee knowingly or intentionally
18 allowing the use of a vacation rental or short-term rental for a special
19 event that would otherwise require a permit or license pursuant to a
20 county ordinance or a state law or rule or for a retail, restaurant,
21 banquet space or other similar use.

22 3. Notwithstanding paragraphs 1 and 2 of this subsection, any
23 attempted or completed felony offense, arising from the occupancy or use
24 of a vacation rental or short-term rental, that results in a death, or
25 actual or attempted serious physical injury, shall be grounds for judicial
26 relief in the form of a suspension of the property's use as a vacation
27 rental or short-term rental for a period of time that shall not exceed
28 twelve months.

29 E. A county that requires sex offender background checks on a
30 vacation rental or short-term rental guest shall waive the requirement if
31 an online lodging marketplace performs a sex offender background check of
32 the booking guest.

33 F. Notwithstanding any other law, a county may impose a civil
34 penalty of the following amounts against an owner of a vacation rental or
35 short-term rental if the owner receives one or more verified violations
36 related to the same vacation rental or short-term rental property within
37 the same twelve-month period:

38 1. Up to \$500 or up to an amount equal to one night's rent for the
39 vacation rental or short-term rental as advertised, whichever is greater,
40 for the first verified violation.

41 2. Up to \$1,000 or up to an amount equal to two nights' rent for
42 the vacation rental or short-term rental as advertised, whichever is
43 greater, for the second verified violation.

1 3. Up to \$3,500 or up to an amount equal to three nights' rent for
2 the vacation rental or short-term rental as advertised, whichever is
3 greater, for a third and any subsequent verified violation.

4 G. A vacation rental or short-term rental that fails to apply for a
5 local regulatory permit or license in accordance with subsection B,
6 paragraph 5 of this section, within thirty days of the local regulatory
7 permit or license application process being made available by the county
8 issuing such permits or licenses, must cease operations. In addition to
9 any civil penalties imposed pursuant to subsection F of this section, a
10 county may impose a civil penalty of up to \$1,000 per month against the
11 owner if the owner or owner's designee fails to apply for a regulatory
12 permit or license within thirty days after receiving written notice of the
13 failure to comply with subsection B, paragraph 5 of this section.

14 H. If multiple verified violations arise out of the same response
15 to an incident at a vacation rental or short-term rental, those verified
16 violations are considered one verified violation for the purpose of
17 assessing civil penalties or suspending the regulatory permit or license
18 of the owner pursuant to this section.

19 I. If the owner of a vacation rental or short-term rental has
20 provided contact information to a county pursuant to subsection B,
21 paragraph 4 of this section and if the county issues a citation for a
22 violation of the county's applicable laws, regulations or ordinances or a
23 state law that occurred on the owner's vacation rental or short-term
24 rental property, the county shall make a reasonable attempt to notify the
25 owner or the owner's designee of the citation within seven business days
26 after the citation is issued using the contact information provided
27 pursuant to subsection B, paragraph 4 of this section. If the owner of a
28 vacation rental or short-term rental has not provided contact information
29 pursuant to subsection B, paragraph 4 of this section, the county is not
30 required to provide such notice.

31 J. This section does not exempt an owner of a residential rental
32 property, as defined in section 33-1901, from maintaining with the
33 assessor of the county in which the property is located information
34 required under title 33, chapter 17, article 1.

35 K. A vacation rental or short-term rental may not be used for
36 nonresidential uses, including for a special event that would otherwise
37 require a permit or license pursuant to a county ordinance or a state law
38 or rule or for a retail, restaurant, banquet space or other similar use.

39 L. A COUNTY THAT REQUIRES THE OWNER OF A VACATION RENTAL OR
40 SHORT-TERM RENTAL TO HAVE AND MAINTAIN A LOCAL REGULATORY PERMIT OR
41 LICENSE PURSUANT TO SUBSECTION B, PARAGRAPH 5 OF THIS SECTION MAY ADOPT AN
42 ORDINANCE THAT REQUIRES AN ONLINE LODGING MARKETPLACE TO REMOVE A LISTING
43 FOR A VACATION RENTAL OR SHORT-TERM RENTAL IF THE COUNTY DETERMINES THAT
44 THE LOCAL REGULATORY PERMIT OR LICENSE OF THE OWNER OF THAT VACATION
45 RENTAL OR SHORT-TERM RENTAL HAS EXPIRED, WAS REVOKED OR IS NO LONGER VALID

1 AND THE COUNTY PROVIDES THE ONLINE LODGING MARKETPLACE WITH THE WEBSITE
2 ADDRESS OF THE LISTING AND ANY OTHER IDENTIFYING INFORMATION THAT IS
3 AVAILABLE TO THE COUNTY. THE ONLINE LODGING MARKETPLACE SHALL REMOVE THE
4 LISTING FOR A VACATION RENTAL OR SHORT-TERM RENTAL FROM THE ONLINE LODGING
5 MARKETPLACE PLATFORM WITHIN SEVEN DAYS AFTER RECEIPT OF THE NOTICE FROM
6 THE COUNTY.

7 ~~+~~ M. For the purposes of this section:

8 1. "Accessory dwelling unit" has the same meaning prescribed in
9 section 11-810.01.

10 2. "Online lodging marketplace" has the same meaning prescribed in
11 section 42-5076.

12 3. "Transient" has the same meaning prescribed in section 42-5070.

13 4. "Vacation rental" or "short-term rental":

14 (a) Means any individually or collectively owned single-family or
15 one-to-four-family house or dwelling unit or any unit or group of units in
16 a condominium or cooperative that is also a transient public lodging
17 establishment or owner-occupied residential home offered for transient use
18 if the accommodations are not classified for property taxation under
19 section 42-12001.

20 (b) Does not include a unit that is used for any nonresidential
21 use, including retail, restaurant, banquet space, event center or another
22 similar use.

23 5. "Verified violation" means a finding of guilt or civil
24 responsibility for violating any state law or local ordinance relating to
25 a purpose prescribed in subsection B, D, F or K of this section that has
26 been finally adjudicated.