

Draft-Pending Approval
MINUTES OF THE SHORT TERM RENTAL AD HOC COMMITTEE
OF THE CITY OF GALVESTON
REGULAR MEETING - OCTOBER 21, 2025

10/21/2025 - Short Term Rental Ad Hoc Committee Minutes

1. Declaration of a quorum and call meeting to order

Chair Claire Reiswerg declared a quorum and called the meeting to order at 2:00 p.m.

2. Roll Call

Present: Committee Members Dominique Brown, Debra Burkley, Sheila Lidstone, David Bloom, Ted Shook, and Claire Reiswerg; Stakeholder Members Christine Bryant, Liz Overton, Chris Wren, and Robert Zahn; and Bob Brown (City Council).

Absent: Committee Member Joseph Spencer Tim Tietjens (City Staff).

3. Consider Approval Of Meeting Minutes

3.A Draft Minutes - October 13, 2025

Sheila Lidstone made a motion to approve the October 13, 2025 meeting minutes, with Ted Shook seconding the motion. Unanimously approved by the committee members present.

4. Public Comment

Members of the public may address the Committee. Speakers will be limited to three minutes.

- **Carlson Bruner thanked the committee for presenting real data today. Of the roughly 3,800 short-term rentals, many are actually in the city's interior, not just the West End. The larger homes on the West End make up a small share but cause most of the parking and noise issues, and the city likely already knows the repeat offenders.**
- **Catherine Galindo thanked the committee for their work and urged future focus on making the island more affordable for families. She noted that high taxes, insurance, and housing costs—not just short-term rentals—challenge residents' ability to stay and suggested exploring solutions to support families and workforce housing.**
- **Lupe Rudiker, first-time attendee and property manager on the island managing five properties, introduced herself to the committee.**
- **Lauren (last name) commented that she is a local resident and glad Heather is leading as City Marshal. She suggested letting the trial run 90 days before making new ordinances. The survey didn't fully capture potential consequences, and since it affects only about 10% of rentals, it may not be necessary to act immediately.**

5. Presentation and Discussion of STR Survey Results

Claire Reiswerg reported that she and others have been preparing a presentation for City Council at the October 23rd workshop, which includes some of the survey questions and results. The committee reviewed the presentation and made recommendations for changes.

Summary – STR Committee and City Oversight

Committee members discussed short-term rental (STR) operations, revenue, and enforcement, along with broader city oversight and recommendations:

1. STR Revenue and Financial Oversight

*** Since 2023, over \$2 million in STR registration fees has been collected. Committee members noted a need for clarity on how these funds have been spent, emphasizing transparency and tracking of expenditures.**

*** Evaluation of STR-related costs and revenues will be conducted quarterly and after peak seasons, before considering any fee adjustments. This includes analyzing staffing needs and the impact on code compliance.**

*** The city is assuming enforcement responsibilities from the park board, ensuring unregistered properties are tracked and fines are properly collected. Revenue from enforcement will contribute to STR administration.**

2. Enforcement and Compliance

*** Assignment of STR compliance management to a single staff member was recommended, rather than hiring additional personnel, to centralize administration and oversight.**

*** Improved data tracking will allow the city to identify unregistered operators and monitor fines, ensuring enforcement is consistent and accurate.**

*** The committee highlighted the importance of education, including promoting the hotline and public awareness about STR regulations.**

3. Committee Recommendations and City Council Engagement

*** Committee recommendations were approved for presentation to City Council during the upcoming workshop.**

*** The purpose is to provide Council with a clear overview of committee work, allowing Council to give feedback before any ordinances are developed or changes are implemented.**

*** Feedback from Council will guide the committee's next steps, ensuring alignment with city priorities and operational realities.**

4. Data and Reporting Improvements

*** STR and hotel occupancy tax (HOT) data will be aggregated and reported regularly, providing transparency and supporting informed decision-making.**

*** Quarterly budget updates will include STR revenues and expenditures, giving both Council and the public insight into STR program funding and effectiveness.**

Overall, the committee emphasized a data-driven, measured approach to STR oversight, enforcement, and revenue management, while prioritizing centralized administration,

transparency, and public education.

6. Discuss and Consider STR Ad Hoc Committee recommendations to City Council

Ted Shook made a motion to approve the presentation as updated during today's meeting, with David Bloom seconding the motion. Unanimously approved.

7. Suggested future agenda items by Committee Members

8. Date and Time of Next Meeting

9. Adjournment

The meeting was adjourned at 4:02 p.m.

Janelle Williams, City Secretary

Date Approved: