

**MINUTES OF THE SHORT TERM RENTAL AD HOC COMMITTEE
OF THE CITY OF GALVESTON
REGULAR MEETING - OCTOBER 13, 2025**

10/13/2025 - 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, Sheila Lidstone, Joseph Spencer, Ted Shook, Claire Reiswerg and Debra Burkley; Stakeholder Members Christine Bryant, Liz Overton, Chris Wren, and Robert Zahn; Tim Tietjens (City Staff); and Bob Brown (City Council).

Absent: Committee Member David Bloom.

3. Consider Approval Of Meeting Minutes

3.A Draft Minutes — September 25, 2025

Joseph Spencer made a motion to approve the September 25, 2025 minutes, with Sheila Lidstone 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.

- **Jodie Chinlow asked how are the weekly vacation rentals following the child safety zones in the city limits.**
- **Katherine Galindo, a local short-term rental operator, thanked the community for hosting a recent forum. She emphasized that most STR hosts are responsible locals who support the neighborhood and local economy. While issues exist, they're caused by a small minority. She urged leaders to remember that many STR operators are also caring, contributing neighbors.**
- **Donald Logan, a Midtown short-term rental operator, spoke at a recent city meeting. He expressed concern about the city's "one-size-fits-all" parking policy, arguing it unfairly targets responsible local operators. He emphasized that most issues come from out-of-town management companies, not local hosts. Logan supports data-driven policies and accountability measures like a "three-strikes" system but wants the city to focus enforcement on the few problem properties—not the entire STR community.**

5. Presentation and Discussion of STR Survey Results

STR Survey Summary:

Survey Overview:

The STR (short-term rental) survey closed with 1,020 responses, with 943 reviewed at the meeting.

It was widely distributed through city channels, neighborhood groups, and social media — strong outreach effort.

Key Findings:

20% of respondents reported issues with nearby STRs, mostly noise and parking.

Most problems stem from a small number of repeat-offender properties.

Respondents believe STR owners/managers should be responsible for guest behavior.

Police are still the most contacted for STR issues — not the official hotline.

Policy Insights:

Around 70% support STRL — property-specific enforcement rules.

Limits on occupancy (e.g., linked to bedrooms) are generally supported.**

Top resource priorities: enforcement, registration, and HOT (hotel tax) compliance.

Discussion Points:

Agreement that targeting repeat offenders is key to solving most STR issues.

Legal concerns raised about punishing management companies instead of individual properties.

Suggestions included a strike system for violators and more public education on enforcement roles.

Next Steps:

Finalize the survey data with remaining submissions.

Continue refining the ordinance.

Present both survey results and committee recommendations to City Council.

6. Discuss Community Forum

Community Forum on Short-Term Rentals – Summary: A community forum was held to discuss short-term rentals (STRs), with participation from residents, STR owners, and city staff. The goal was to share updates, gather public input, and address community concerns.

Key Takeaways:

Thanks & Acknowledgments: City staff, Envision Galveston, and volunteers were recognized for organizing, gathering data, and creating visual materials like the STR map.

Common Concerns:

- **Trash:** Overflowing bins, not enough containers, and missed pickups were frequent

complaints.

- **Parking:** Especially on narrow West End streets and private roads governed by HOAs.
- **Noise & Density:** Some neighborhoods are feeling over-saturated with STRs.

STRL Process (Proposed STR Oversight):

- **Designed to address repeat or verified violations—not random or anonymous complaints.**
- **STR owners expressed concerns about being penalized unfairly for guests' behavior.**
- **Clarified that STALL is not meant to target well-managed STRs.**

R-0 Zoning Awareness:

- **Many residents didn't understand what R-0 is or how it limits STRs in certain neighborhoods.**
- **More education and outreach on R-0 zoning is needed.**

Feedback on the Forum:

- **The event was well-received, with people feeling heard.**
- **Suggestions included better R-0 resources and repeating the forum annually.**

7. Discuss and consider possible actions on best practices, compliance and enforcement measures for STR operators/owners including registration and HOT compliance for recommendations to City Council

It was noted that several people have recently praised the city's responsiveness and effectiveness, noting it's been better than their past experiences with the Park Board. Staff, especially Marissa and others she coordinated with, have shown strong commitment and quick follow-through in preparing for the forum. Their teamwork and determination are appreciated. Additionally, Vision Galveston was thanked for their helpful role in the process, particularly in organizing the survey, which is expected to benefit the Council.

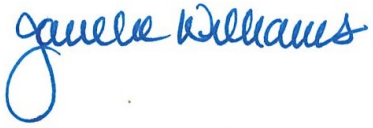
8. Suggested future agenda items by Committee Members

9. Date and Time of Next Meeting

The next meeting will be held on Tuesday, October 21st from 2:00 to 4:00 pm. This will be the committee's final meeting before the item goes to Council.

10. Adjournment

The meeting was adjourned at 2:45 pm.

A handwritten signature in blue ink that reads "Janelle Williams". The signature is written in a cursive style with a large, looping initial "J".

Janelle Williams, City Secretary
Date Approved: October 21, 2025