



Orange Village

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Senator, Sandra O'Brien
Local Government Committee(Chair)
Senate Building
1 Capitol Square
Ground Floor 034
Columbus, Ohio 43215

RE: SB 104 Regulation of Short-term
Rental Properties

March 10,2025

Dear Senator O'Brien,

As the Mayor of Orange Village, Ohio, I am writing to you to offer my insight and recommendation regarding Senate Bill 104 that proposes a change in local regulation of short-term rental properties. The basis of my concern falls into four areas that are significant and should be taken into consideration in deliberation for this legislation. These are:

- **Safety and security** are an essential role for local government and having community regulations that reflect the protection of residents and their properties to allow local law enforcement to be able to adequately address issues that may arise from short-term rental properties is essential.
- **Property values** are a consequence of what is taking place on adjacent properties. Without reasonable local regulation, there could have a negative affect leading to the devaluing of neighborhoods.
- **Financial responsibility**, communities need to collect the taxes that result from greater impact on essential services for these properties including fire, police, trash removal, and utilities. Local communities are better able to determine these impacts and their associate costs. It is also important to know who is conducting this activity to recognize where the fees should be paid and who is responsible for them.
- **Zoning of property** is among the most important local responsibilities and authorities. Therefore, limiting regulation would result in affecting the character and land use that is controlled through community codes.

Therefore, I believe you would agree that removing local authority for short-term rentals will have a significant impact on the need to regulate business, provide for health, and safety concerns within our communities. These are the reason for local government and should not be abridged.

We appreciate your consideration and look forward to working with you as we continue to address this issue. Please feel free to reach out to me if you have any questions or comments.

Sincerely,

Hon. Judson A. Kline, FAIA
Mayor Orange Village

Cc Hon, Theresa Gavarone (Vice Chair)
Hon. Kent Smith (Ranking Member)
Hon. Paula Hickd-Hudson
Hon. Kyle Koehler

Hon. Shane Wilkin
Hon. Al Landis
Hon. Jerry Cerino
Lisa Barno (CCMMA)