



CATHEDRAL CITY MUNICIPAL CODE CHAPTER 5.96 – SHORT TERM VACATION RENTIAL UNITS

FREQUENTLY ASKED QUESTIONS

- **The Ordinance requires a 4 day / 3-night minimum reservation. What happens with bookings already accepted that are for less than 3-nights?**
STVR Owner's will have thirty (30) days after the resolution adoption of Measure B to become compliant with CCMC §5.96.050 (O). Thereafter, all reservations must be for a minimum duration of 4 days / 3-nights.
- **Do both my Local Contacts need to reside in the Coachella Valley?**
The Primary Contact must reside in the Coachella Valley. If the Secondary Contact does not reside within the Coachella Valley and is requested at the property; they must respond within thirty (30) minutes. Failure to respond within that time is a violation of CCMC §5.96.050(B) and is subject to a minimum \$1000.00 fine.
- **How are STVRs being phased out?**
Permitted STVR's not located in an HOA that specifically allows STVR's or operating as a Home share have until the sunset period of January 1, 2023 to operate. A Closure Form will be required to remove the property from the program, close the Business License and Transient Occupancy Tax account.
- **Will my permit fees be pro-rated in 2022 if I do not get a full year?**
No, it will be at the Owner's discretion whether they want to renew the STVR license at the full permit fee upon renewal.
- **What if my last reservations extend into January of 2023?**
All reservations must be concluded by January 1, 2023. Operation past January 1, 2023 constitutes an unlicensed STVR subject to a minimum \$5,000 fine.
- **Where can I get the forms required by the Ordinance?**
Forms can be located on the City of Cathedral City STVR webpage at <https://www.cathedralcity.gov/services/vacation-rental-information/managing-your-short-term-rental/short-term-vacation-rental-forms>



Cathedral City

- **How do I submit information to the City on the length of stay, and when do I have to provide it?**

All short-term vacation rental contracts shall be filed with the city prior to occupancy or within twenty-four (24) hours of execution of the contract of a short-term vacation rental. This information needs to be remitted through the Cities online portal for contract information located on the Cathedral City STVR webpage.

Until the online contract portal is complete, contracts need to be available, if requested, by the STVR Compliance Team. More information will be provided upon completion of the online contract portal.

- **Do I have to provide commercial insurance?**

In lieu of a commercial insurance policy, an insurance rider or addendum to the existing residential insurance policy that insures the STVR up to \$500,000, may be provided.

- **What City approvals are needed for a short-term vacation rental?**

1. Approved Short-Term Rental application or renewal which includes:
 - a. No outstanding fines, fees, or liens
 - b. No unresolved code cases
 - c. No outstanding Transient Occupancy Tax
 - d. No existing municipal code violations
2. Passed Health & Safety inspection

- **Do all the regulations apply to Home share?**

All regulations apply to a STVR Home share, except for the minimum contract duration. Properties that are participating in Home share or located in a common interest development (HOA) are not subject to the minimum 4 day / 3-night duration requirement.

- **Do I have to check-in the guest in person?**

No, check-in of a guest can be done by video.

- **Is there any information that I must include in my contracts?**

Yes, the following items should be included in the contract:

1. Exact number of occupants
2. All city municipal code requirements regulating occupancy limits, noise, outdoor amplified music prohibition, public nuisance, parking, trash, and other code requirements related to short term vacation rental occupancy.



Cathedral City

- **Have the violation fees increased with Ordinance No. 842?**

No, Resolution 2020-52 which was established on October 9, 2020 established the fines and penalties for violation of the City of Cathedral City Short-Term Vacation Rental regulations.

- **What do I need to include in my advertisement to avoid a citation?**

There are six (6) requirements for advertising your short-term rental:

1. Maximum occupancy
2. Requirements for compliance with the city's noise and outdoor activity standards and regulations
3. Maximum number of cars allowed
4. A statement that the short-term vacation rental occupants shall respect the neighbor's privacy and peaceful enjoyment of their property
5. The applicable rate of the city's transient occupancy tax; and
6. A photo of the front of the short-term vacation rental

The STVR permit number must be prominently and legibly included in the first line of the advertisement and in the following format: "Cathedral City STVR Permit #12345".

- **Will my guest get a citation for playing music outside?**

Yes, it is a violation of CCMC §5.96.050 (E) and subject to a citation with a minimum fine of \$1000.00. No outdoor music, radio, musical instrument, amplifiers, karaoke, devices that produces or reproduces sound can be used outdoors, at any time.

- **Will my guest get a citation for playing music inside?**

No, however music must not be heard beyond the property line of the STVR. If music is heard beyond the property line, it is a violation of CCMC §5.96.050 (E) and subject to a citation with a minimum fine of \$1000.00

- **Can guests use the pool after 10:00 PM?**

No. Use of outdoor amenities is prohibited between the hours of 10 PM and 8 AM. A sign stating these restrictions must be clearly visible near any spa/pool or posted on all interior doors leading to the exterior amenities.

- **What is the City's policy on issuing warnings for violations?**

It is not the City's policy to issue warnings for violation of the regulations governing Chapter 5.96 regulating Short-Term Vacation Rentals.



Cathedral City

- **How will the STVR Compliance Team enforce and what are the penalties for operating without a license?**

It is a violation of CCMC §5.96.040(A) to operate and/or advertise a short-term vacation rental prior to applying for and obtaining approval of a short-term vacation rental permit. Violation of this Section is subject to a \$5000.00 citation and possible denial of an application.

- **Will the STVR Owner be cited for violations the renters incur?**

Yes. The STVR Owner can be cited for a violation that occurs on behalf of the guest. It is the responsibility of the STVR Owner to use prudent business practices to manage guests and the STVR property. As it is the policy of the STVR Compliance Team to cite a guest that is violating the Short-Term Vacation Rental Regulations; if the Responsible Party is uncooperative or the Local Contact does not respond the STVR Owner will be cited.

- **Can a multi-family residential dwelling, such as a Duplex, be register as a Short-Term Vacation Rental?**

No. Pursuant to Chapter 5.96, multi-family rental housing, such as a duplex or triplex, is considered “disqualified space” and cannot be registered as a Short-Term Vacation Rental.