

COMPARISON CHART OF SHORT-TERM RENTAL REGULATIONS IN OTHER SANTA CLARA CITIES

City	* -- Cupertino	Los Altos Hills	Mountain View	San Jose	Sunnyvale
Days/Year Permitted: A. Host Present B. Host Not Present	A. Unlimited B. 60 Days/Yr.	A. None Specified B. None Specified	A. Unlimited B. 90 Days/Yr.	A. Unlimited B. 180 Days/Yr.	A. Unlimited B. Prohibited
Host Registration Requirements: A. Application/Permit B. License	A. STR Permit B. Business License	A. Not Specified B. STR License	A. Annual Registration B. Business License	A. Not Specified B. Business License	A. STR Application B. Business License
Local Contact Person	Required	Not Specified	Required	Required	Not Required (Host Already On-site)
Airbnb Agreement	Yes, 2018	No	No, Currently Exploring	Yes, 2015	Yes, 2018
Limit on STRs Per Property	One STR Rental Per Night	One STR Unit Per Property	Not Specified	Not Specified	Not Specified
Parking Requirements	On-site parking per zoning requirements.	On-site in approved parking areas with no overnight street parking.	Comply with residential parking standards and no designated parking required.	On-site parking per zoning requirements.	Not Specified
Maximum Occupancy Limits	2 times the number of bedrooms in the structure plus 2.	Not Specified	Not Specified	A. Host Present 3/one-family dwelling or mobilehome; 2/two-family or multi family dwelling. B. Host Not Present 2/studio unit; 3/first bedroom; 2/subsequent room, not to exceed 10 total users.	4 guests per night excluding children

* Proposed Regulation.

Note: The cities of Cupertino, Los Altos Hills, Los Gatos, Mountain View, San Jose, and Sunnyvale are either actively regulating STRs or considering the regulation of STRs, while the cities of Campbell, Gilroy, Monte Sereno, Morgan Hill, Palo Alto, Santa Clara, and Saratoga have no regulation in place for STRs or prohibit the use of STRs entirely. The cities of Cupertino, Morgan Hill, Palo Alto, San Jose, Santa Clara, and Sunnyvale have already executed a voluntary tax collection agreement with Airbnb. Information as of January 1, 2019.