

**BE IT ENACTED BY THE BOARD OF TRUSTEES OF THE VILLAGE OF LAKE PLACID:**

1. **Title and Authority** - This Local Law shall be known as the Village of Lake Placid Short-Term Rental Moratorium Law. It is adopted pursuant to Municipal Home Rule Law §10.
2. **Purpose** - The Village of Lake Placid includes short-term rental property uses which are essential to the economic well-being of the Village's tourism and resort economy. However, further short-term rental property use which is not properly regulated could be incompatible with the existing character of Lake Placid and potentially compromise and inhibit such character and more appropriate growth. Therefore, the purpose of this moratorium is to allow the Village Board the opportunity to review and update the existing Short-Term Rental Law and/or Joint Land Use Code as appropriate including, but not limited to, analysis of where and in what manner new short-term rental property use is most appropriate. These efforts are undertaken to promote and protect the health, safety and welfare of the citizens of the Village.
3. **Definition** - For the purpose of this Local Law, "Short-Term Rental" remains as defined in the Village of Lake Placid/Town of North Elba Land Use Code, Section 10.
4. **Moratorium and Term** - The Village Board hereby imposes a moratorium on undertaking any new Short-Term Rental on any property within the Village of Lake Placid for a period beginning on the effective date of this Local Law and continuing until the last non-weekend non-holiday day of the month six (6) months from the date of this Local Law, and further

provides that no application under the Joint Land Use Code or Short-Term Rental Law involving any new Short-Term Rental on property within the Village will be accepted, reviewed or approved during that period. This prohibition includes any short-term rental for which applications are currently pending, but does not include continued use of short-term rentals for which applications have been approved and for which permits have been issued or renewals for any such permits.

5. **Variances** - The Village Board shall have the power, after a Public Hearing to vary or modify the application of any provision of this Local Law upon its determination that strict application of this Local Law would impose practical difficulties or extraordinary hardships upon an applicant and that the variance granted would not adversely affect the health, safety or welfare of the citizens of the Village or significantly or conflict with the general purposes and intent of this Local Law. Any request for a variance shall be in writing and filed with the Village Clerk. The Village Board shall conduct a Public hearing on the application not less than five (5) days' public notice and shall make its decision within thirty (30) days after the close of the Public Hearing.
6. **Extensions** - This moratorium may be extended for such additional periods as the Village Board may determine to be necessary to protect the public health, safety and welfare of the citizens of the Village and accomplish the stated purposes and intent of this Local Law.
7. **Termination** - This moratorium may be terminated earlier than its expiration date upon enactment of additional local legislation governing short-term rental within the Village or at the discretion of the Village Board.
8. **Effective Date** - This Local Law shall take effect upon filing by the office of the New York State Secretary of State or as otherwise provided by law.