



COMMUNITY DEVELOPMENT • 1140 Terex Road • Hudson, Ohio 44236 • (330) 342-1790

DATE: February 25, 2026
TO: Mayor Anzevino and Members of City Council
FROM: Thom Sheridan, City Manager, Greg Hannan, Community Development Director
RE: Short Term Rental ordinance

Current sites:

The city currently has 18 sites that are fully approved or in process. Below is the breakdown in years of the number of short-term rental properties in Hudson. Additionally, attached is a map showing the locations of the short-term rental properties.

- 2021 - 6 properties
- 2022 - 8 Properties
- 2023 - 12 Properties
- 2024 - 14 Properties
- 2025 - 18 Properties
- 2026 - 18 properties (approved and in process applications)

Issued permits for 2026:

272 W Streetsboro	252 N Main
362 N M Main	87 Colony
1581 Beckwith	139 Ravenna St
2338 Olde Farm	230 N Main
5923 Nicholson	139 Ravenna
111 Bard	403 W Streetsboro
1295 Connecticut Woods	

Active applications for 2026 (as of 2.25.26):

690 Boston Mills	287 N Main St
151 Elm	88 E Streetsboro St
80 Ravenna St	

Permitting:

Staff notes as of this date, the permitting process has been efficient. The existing applicants apply for a yearly renewal application at the end of the year which requires coordination with the Hudson Fire Department for a yearly inspection. Staff also confirms all host/owner information is up to date. Staff periodically checks the various short-term rental websites (Airbnb, VRBO)

and will reach out to the host if the City does not have a permit application for the property. Staff have observed a few additional properties on websites ; however, they do not advertise rentals less than 30 days in length which does not require a permit with the City.

Staff has not had to enact any appreciable enforcement or suspend any short-term rental permits as per section 876.06 – Revocation and Suspension of Short-Term Rental Permit. Staff provides a yearly list to the Hudson Police Department that lists the host/owners information as well as their emergency contact information. HPD will reach out to staff if any violations occur at the rental properties in order to track and start any needed enforcement.

Future Considerations:

Staff has prepared the attached comparison chart to highlight additional regulations City Council may wish to incorporate going forward as part of this legislation. A few variations of the peer city comparison:

1. Several city's collect a bed tax
2. Dublin limits short term rentals to a maximum of two weeks total of the year creating a very limited allowance
3. Medina only permits short term rentals within the historic core neighborhoods
4. Peninsula has different tiers of regulation for owner occupied sites versus full time STR sites.
5. Peninsula has caps on total units permitted within various zoning districts.
6. Peer communities do not appear to require sign posting or notification before consideration of a STR permit.