



2021 "NO REPORTS" – As of 4/13/2022:

- **July 2021:** "No Reports": One (1) owner managed property remains to report for the month of July 2021. All properties have been sent to legal counsel.
- **August 2021:** "No Reports": Two (2) owner managed properties remain to report for the month of August 2021 for a total of two (2) properties to report. All properties have been sent to legal counsel.
- **September 2021:** "No Reports": Six (6) owner managed properties for a total of six (6) properties to report. All properties have been sent to legal counsel.
- **October 2021:** "No Reports": Five (5) owner managed properties remain to report for the month of October 2021 for a total of five (5) properties to report. All properties have been sent to legal counsel.
- **November 2021:** "No Reports": Five (5) owner managed properties remain to report for the month of November 2021 for a total of five (5) properties to report. All properties have been sent to legal counsel.
- **December 2021:** "No Reports": Thirteen (13) owner managed properties and one (1) agent-managed properties remain to report for the month of December 2021 for a total of fourteen (14) properties to report.
- 2022 "NO REPORTS" – As of 4/13/2022:
- **January 2022:** "No Reports": Twenty-nine (29) owner managed properties and four (4) agent-managed properties remain to report for the month of January 2022 for a total of thirty-three (33) properties to report.
 - On 3/8/2022 there were fifty-four (54) owner managed properties, and six (6) agent-managed properties remaining to report for the month of January 2022.
 - On 4/13/2022 there were twenty-nine (29) owner managed properties, and four (4) agent-managed properties remaining to report for the month of January 2022.
- **February 2022:** "No Reports": Fifty-four (54) owner managed properties and five (5) agent-managed properties remain to report for the month of February 2022 for a total of fifty-nine (59) properties to report.

PERMITTING: As of 4/13/2022 – twenty (20) permits were issued since the last Admin report. Five (5) permits were issued due to compliance efforts.

- *Thirty-four (34) permits were issued during the same period of 2021 (same report cycle year over year)*
- *As of 4/13/2022, there are one thousand three hundred fifty-four (1,354) permits. (2021: 1,310- same report cycle year over year)*
- *Property Type Codes: (50) Hotel/Motel, (51) Resort, (52) Inn, (53) Condo, (54) B&B, (56) Cottage/Cabin/Home, (59) Other.*
- ** Property sold – previously permitted with a new owner/new permit*

- 1) Town of Gibraltar (53)- Year-Round- **Compliance**
- 2) Town of Washington (56)
- 3) Village of Egg Harbor (53) - Year-Round
- 4) Town of Liberty Grove (56) - Year-Round
- 5) Town of Baileys Harbor (56) - Year-Round

- 6) City of Sturgeon Bay (54)* - Year-Round
- 7) Village of Sister Bay (56) - Year-Round
- 8) City of Sturgeon Bay (54)* - Year-Round
- 9) Town of Gardner (56) - Year-Round
- 10) Town of Gibraltar (56) - Year-Round
- 11) Town of Clay Banks (56) - Year-Round
- 12) Town of Jacksonport (56) - Year-Round
- 13) Village of Ephraim (56)* - Year-Round- Compliance
- 14) Town of Washington (56)
- 15) Town of Sevastopol (56) - Year-Round
- 16) Town of Nasewaupée (56) - Year-Round
- 17) Town of Liberty Grove (56) - Year-Round
- 18) Village of Ephraim (56)* - Year-Round- Compliance
- 19) Town of Gibraltar (52)*- Year-Round- Compliance
- 20) Town of Baileys Harbor (56) - Year-Round
- 21) Town of Gardner (56)
- 22) Town of Gibraltar (56)- Compliance

UNPAID TAX/FEES/PENALTIES: The total outstanding due as of 4/14/2022 is: \$8,915.18 from ten (9) permit holders.

First Notice	Second Notice	Third (Final) Notice	Collections	Attorney	
	\$48.13	\$25.00	\$25.81	\$143.95	
	\$459.24		\$25.10	\$555.75	
			\$43.91	\$460.15	
			\$36.25	\$457.57	
			\$83.60	\$289.18	
				\$392.98	
				\$285.18	Total Due
				\$283.11	\$8,915.18
				\$303.97	
				\$647.02	
				\$470.28	
				\$487.35	
				\$602.98	
				\$427.86	
				\$483.03	
				\$499.90	
				\$27.84	
				\$313.10	
				\$272.30	
				\$764.64	
\$0.00	\$507.37	\$25.00	\$214.67	\$8,168.14	

MARKETPLACE PLATFORM AUDITS:

The breakdown for each Marketplace Platform provides the number of listings by municipality. Beneath the breakdown for each Marketplace Platform is a list of unpermitted listing ID's associated with the indicated Marketplace Platform.

VRBO listing breakdown by municipality as of 4/14/2022: [Link to full audit report](#)

MUNI		1/13/2022	2/18/2022	3/22/2022
2	Baileys Harbor	70	71	71
6	Clay Banks	3	3	3
8	Town of Egg Harbor	68	70	73
9	Village of Egg Harbor	40	40	43
11	Ephraim	51	53	56
12	Gibraltar	86	87	95
13	Village of Forestville	0	0	0
14	Town of Forestville	0	0	0
15	Jacksonport	35	35	39
27	Nasewaupsee	33	35	38
32	Liberty Grove	78	80	83
33	Sevastopol	44	44	45
34	Sister Bay	64	67	67
35	City of Sturgeon Bay	55	57	58
36	Town of Sturgeon Bay	21	21	22
39	Gardner	13	13	16
42	Union	9	9	9
46	Washington Island	13	13	13
Total Actually in Door County		683	698	731
Not in Door County		26	26	26
Total		709	724	757

The following unpermitted properties are utilizing the VRBO platform- (please note the highlighted yellow properties on the audit spreadsheet may now be permitted and not shown in the unpermitted list below):

1. VRBO # 2055784 – owner unfound (Town of Egg Harbor)- wholesaler. Compliance message sent through VRBO 11/9/2021, 12/15/2021, and 1/25/2022.
2. VRBO # 2094592 – owner unfound (Town of Gibraltar)- wholesaler. Compliance message sent through VRBO 11/9/2021 and 12/2/2021.
3. VRBO #2337116 – compliance letters sent 6/22/2021, 7/06/2021, and 8/03/2021. Referred to legal counsel (Town of Gibraltar).
4. VRBO # 2465408 – compliance letter sent 11/8/2021 and 12/2/2021 (Village of Sister Bay). Compliance message sent through VRBO.
5. VRBO # 2541783 – compliance letter sent 4/11/2022 (Village of Sister Bay)
6. VRBO # 2582643 – compliance letter sent 4/11/2022 (City of Sturgeon Bay)

7. VRBO # 2623611 – compliance letter sent 4/11/2022(City of Sturgeon Bay)
8. VRBO # 2602721 – compliance letter sent 4/11/2022 (Town of Washington)
9. VRBO # 2606620 – Messaged via VRBO 4/5/2022 (Village of Sister Bay)
10. VRBO # 2464060 – Messaged via VRBO 4/5/2022 (Town of Egg Harbor)
11. VRBO # 2723559 – Messaged via VRBO 4/5/2022 (City of Sturgeon Bay)
12. VRBO # 2727054 – Messaged via VRBO 4/5/2022 (City of Sturgeon Bay)
13. VRBO # 2694443 – Messaged via VRBO 4/5/2022 (Town of Egg Harbor)

Airbnb listing breakdown by municipality as of 4/14/2022: [Link to full audit report](#)

MUNI		Jan-22	Feb-22	Mar-22
2	Baileys Harbor	78	79	80
4	Brussels	0	0	0
6	Clay Banks	1	1	1
8	Town of Egg Harbor	61	65	67
9	Village of Egg Harbor	46	46	52
11	Ephraim	66	66	69
12	Gibraltar	85	85	93
14	Town of Forestville	2	2	2
15	Jacksonport	20	21	23
27	Nasewaupee	38	39	45
32	Liberty Grove	82	83	85
33	Sevastopol	33	33	36
34	Sister Bay	56	57	59
35	City of Sturgeon Bay	145	146	148
36	Town of Sturgeon Bay	13	13	13
39	Gardner	15	15	16
42	Union	5	6	7
46	Washington Island	43	44	45
Subtotal of DoorCounty Only		789	801	841

The following are unpermitted properties utilizing the Airbnb platform - (please note the highlighted yellow properties on the audit spreadsheet may now be permitted and not shown in the unpermitted list below):

- 1) Airbnb 48941506 – unable to locate owner - wholesaler
- 2) Airbnb 48604196– unable to locate owner - wholesaler
- 3) Airbnb 48138983– unable to locate owner – wholesaler
- 4) Airbnb 48697600-unable to locate owner -wholesaler
- 5) Airbnb 48698068-unable to locate owner -wholesaler
- 6) Airbnb 48846402- unable to locate owner -wholesaler
- 7) Airbnb 48032380- unable to locate owner -wholesaler
- 8) Airbnb 48870166- unable to locate owner -wholesaler
- 9) Airbnb 48603938- unable to locate owner -wholesaler
- 10) Airbnb 48138990- unable to locate owner -wholesaler
- 11) Airbnb 23008138- unable to locate owner -wholesaler
- 12) Airbnb 23709001- unable to locate owner -wholesaler
- 13) Airbnb 53265232- unable to locate owner -wholesaler
- 14) Airbnb 53264853- unable to locate owner -wholesaler
- 15) Airbnb 53268947- unable to locate owner -wholesaler
- 16) Airbnb 53290833- unable to locate owner -wholesaler
- 17) Airbnb 35637055-unable to locate owner-Town of Gardner. Compliance messages sent via Airbnb.
- 18) Airbnb 52856506-City of Sturgeon Bay. Compliance messages sent via Airbnb.
- 19) Airbnb 48303730-Town of Gibraltar. Compliance messages sent via Airbnb.

Please note that the first 16 Airbnbs on this list have been reported nine times through the Airbnb Neighborhood Website. I am now in direct contact with the timeshare company to bring them into compliance.

OTHER:

Town of Lake

This month I was contacted by Town of Lake to discuss some of our practices and how our Commission is run at their town meeting. I shared our entity agreement, reviewed some of the finer points in the statute and spoke about the use of room tax. It was enlightening to learn about their community and some of the difficulties they are facing with setting up their Commission. I attended a town meeting virtually to answer their questions on our compliance measures and office policies. I would like for our Commission to be viewed as a resource for other Commissions whether they are just starting out or going through transitions.

Paper Reports

I would like the Commission to consider the possibility of eliminating the use of paper report forms in the near future. This year, keeping with our 37.5 hours per month average for filing paper reports, I estimate it will cost the Commission \$44,128 to file between 150-250 paper reports per month depending on the report month. The use of paper filing forms leads to reports being sent in without payment or reports not balancing out and needing to be redone. We then need to pursue permit holders for missing payments. I understand that some community members are not comfortable with using computer filing systems and for this reason, I would suggest that the Commission provide all permit holders with a list of property managers and accountants willing to complete their room tax reports for a small fee.

2021	Permit reporting and database hours	Hourly Rate	2021 Cost	2022 Rate	2022 Total Cost
January	25	\$70	\$1,750	\$95	\$2,375
February	35.5	\$70	\$2,485	\$95	\$3,373
March	42.25	\$70	\$2,958	\$95	\$4,014
April	31.25	\$70	\$2,188	\$95	\$2,969
May	32.5	\$70	\$2,275	\$95	\$3,088
June	8	\$70	\$560	\$95	\$760
July	36.75	\$70	\$2,573	\$95	\$3,491
August	48	\$70	\$3,360	\$95	\$4,560
September	40	\$70	\$2,800	\$95	\$3,800
October	64.75	\$70	\$4,533	\$95	\$6,151
November	65.25	\$70	\$4,568	\$95	\$6,199
December	35.25	\$70	\$2,468	\$95	\$3,349
	38.7		\$32,515		\$44,128

DEACTIVATED PERMITS 3/5/2022 through 4/14/2022:

Municipality	Permit #	Removed	Lodging Name	Lodging Address	Owner	Reason for Removal
Town of Gibraltar	12-53-2152-00	3/18/2022	Brook Point Condo Unit 3	9385 Brook Point Unit 3	Bobby & Teresa Martin	Property Sold. Reported by Gibraltar 3/17/2022.
Town of Sevastopol	33-56-2446-00	3/22/2022	Large Yard surrounded by Pergola- 4906 Ripp Rd	4906 Ripp Road	Cody and Ashley Leist-Countryside Haven LLC	No longer renting as of 10/25/2022.
Village of Ephraim	11-56-0611-00	3/23/2022	Aspen LLC	2881 German Road	Linda Vanden Huevel	Property sold 8/9/2021
Egg Harbor	08-53-1832-00	3/24/2022	Mark Lorenzo	4955 N Landmark Circle – Unit 4109	Mark Lorenzo	Property sold. Ceased renting 2/23/2022
Village of Sister Bay	34-56-2173-00	3/8/2022	Treetops in Sister Bay	2203 Hill Rd	Dan and Laurel Simons	Property Sold.
Town of Gibraltar	12-52-0174-00	4/6/2022	Whistling Swan, The	4192 Main Street	William Tressler/Whistling Swan, Inc.	Property sold – permit reissued to new owners 4/6/2022
Ephraim	11-56-1373-00	4/6/2022	Evans Woods	9789 Townline Road	Jim Blair/Kevin Hoey – PKJ2, LLC	Property sold – 11/2020 – permit reissued to new owners 4/6/2022 - Compliance
Village of Egg Harbor	09-56-2010-00	4/13/2022	Cottage-Hennessy	4615 CTH "T"	Sonny Hennessy	Property Sold 3/25/2022

