



# DOOR COUNTY TOURISM ZONE COMMISSION

## Administrator's Report

### 12-2024

“NO REPORTS” – As of 12/13/2024:

Month	Owner Managed	Agent Reports	Total Missing Reports	Missing Reports Previous Month
April 2024	1	0	1	1
May 2024	2	0	2	2
June 2024	7	0	7	6
July 2024	11	0	11	10
August 2024	12	0	12	13
September 2024	17	0	17	29
October 2024	48	0	48	
<b>Total</b>			98	61

**UNPAID TAX/FEES/PENALTIES:** The total outstanding due as of 12/13/2024 is: \$123,051.50 from thirty-one (31) permit holders.

First Notice	Second Notice	Third (Final) Notice	Collections	Attorney	
\$231.92		\$25.00	\$54.38	\$493.06	
\$25.46		\$29.32	\$29.35	\$837.25	
\$170.00		\$24,652.72	\$35.23	\$706.19	
\$6,724.75		\$25.43	\$27.22	\$756.59	
\$66.96		\$33.84	\$27.93	\$852.87	
\$216.86		\$533.69	\$36.25	\$843.32	
\$401.87			\$25.81	\$688.73	
\$25.00			\$25.10	\$739.11	<b>Total Due</b>
\$808.40			\$73.54	\$967.26	<b>\$123,051.50</b>
\$13,953.92			\$25.00	\$987.72	
\$16,583.63			\$25.00	\$821.64	
\$16,676.58			\$25.00	\$661.77	
\$25.03				\$824.59	
				\$647.28	
				\$981.74	
				\$943.08	
				\$967.52	
				\$929.31	
				\$953.06	
				\$946.06	
				\$908.55	
				\$931.84	
				\$894.78	
				\$917.38	
				\$893.05	
				\$981.74	
				\$943.08	
16				\$967.52	

				\$929.31
				\$953.06
				\$946.06
				\$908.55
				\$931.84
				\$894.78
				\$917.38
				\$6,827.80
				\$4,136.44
<b>\$55,910.38</b>	<b>\$-</b>	<b>\$25,300.00</b>	<b>\$409.81</b>	<b>\$41,431.31</b>

**PERMITTING:** As of 12/13/2024 seven (7) permits have been issued since the last Admin report. Three (3) of these permits were issued due to compliance efforts.

*Thirteen (13) permits were issued during the same period of 2023 (same report cycle year over year) and currently, there are one thousand five hundred sixty-six (1,566) permits. (2023: 1512- 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. ID Numbers #3250-#3256
- \* Property sold – previously permitted with a new owner/new permits

- 1) Town of Nasewaupee (56) – **Compliance**
- 2) Town of Sevastopol (53)\*
- 3) Town of Egg Harbor (56)
- 4) City of Sturgeon Bay (56) – **Compliance**
- 5) Town of Union (56)\*
- 6) Town of Gibraltar (56) – **Compliance**
- 7) Village of Egg Harbor (56)

**MARKETPLACE PLATFORM AUDITS:**

VRBO listing breakdown by municipality as of 11/19/2024: [Link to full audit report](#)

Code	Municipality	1/30/2024	3/27/2024	5/22/2024	7/23/2024	9/19/2024	11/19/2024
2	Baileys Harbor	90	91	95	98	99	99
6	Clay Banks	8	9	8	8	8	7
8	Town of Egg Harbor	79	82	81	85	83	83
9	Village of Egg Harbor	60	61	63	64	62	61
11	Ephraim	70	70	67	68	69	73
12	Gibraltar	142	141	142	145	148	149
13	Village of Forestville	0	0	0	0	0	0
14	Town of Forestville	2	3	2	2	2	2
15	Jacksonport	45	49	48	98	50	68
27	Nasewaupee	47	50	52	53	54	51
32	Liberty Grove	111	111	114	115	112	109
33	Sevastopol	55	59	61	60	60	61
34	Sister Bay	85	84	82	82	85	84
35	City of Sturgeon Bay	87	95	95	98	100	86
36	Town of Sturgeon Bay	29	30	29	30	31	30
39	Gardner	22	23	22	23	23	23
42	Union	12	11	11	13	13	13
46	Washington Island	17	16	17	19	24	25
<b>Total Actually in Door County</b>		<b>961</b>	<b>985</b>	<b>989</b>	<b>1061</b>	<b>1023</b>	<b>1024</b>

The following are unpermitted properties utilizing the VRBO platform:

Profile ID	Municipality	Identification Status
VRBO 4165307	Town of Gibraltar	Owner Identified
VRBO 3537460	Town of Gibraltar	
VRBO 3404358	Town of Gibraltar	
VRBO 2541783	Town of Gibraltar	Wholesaler
VRBO 2970981	Town of Gibraltar	Wholesaler
VRBO 2970974	Town of Gibraltar	Wholesaler
VRBO 2970983	Town of Gibraltar	Wholesaler
VRBO 2970982	Town of Gibraltar	Wholesaler
VRBO 2970978	Town of Gibraltar	Wholesaler
VRBO 2970977	Town of Gibraltar	Wholesaler
VRBO 2970985	Town of Gibraltar	Wholesaler
VRBO 2970984	Town of Gibraltar	Wholesaler
VRBO 2970975	Town of Gibraltar	Wholesaler
VRBO 2970979	Town of Gibraltar	Wholesaler
VRBO 2970966	Town of Gibraltar	Wholesaler
VRBO 2970957	Town of Gibraltar	Wholesaler
VRBO 2970970	Town of Gibraltar	Wholesaler
VRBO 2970969	Town of Gibraltar	Wholesaler
VRBO 2970959	Town of Gibraltar	Wholesaler

VRBO 2970973	Town of Gibraltar	Wholesaler
VRBO 2970961	Town of Gibraltar	Wholesaler
VRBO 2970971	Town of Gibraltar	Wholesaler
VRBO 2970964	Town of Gibraltar	Wholesaler
VRBO 2970967	Town of Gibraltar	Wholesaler

Airbnb listing breakdown by municipality as of 10/25/2024: [Link to full audit report](#)

Municipality	Municipality	Feb-24	Apr-24	Jun-24	Aug-24	Oct-24
2	Baileys Harbor	102	105	101	109	110
6	Clay Banks	9	8	8	7	6
8	Town of Egg Harbor	60	67	70	71	70
9	Village of Egg Harbor	72	74	80	81	81
11	Ephraim	71	71	74	75	73
12	Gibraltar	156	166	157	161	166
13	Village of Forestville	0	0	0	0	0
14	Town of Forestville	2	2	2	2	2
15	Jacksonport	33	32	35	40	44
27	Nasewaupee	49	49	49	50	52
32	Liberty Grove	128	132	135	143	144
33	Sevastopol	50	51	54	57	61
34	Sister Bay	78	77	77	77	81
35	City of Sturgeon Bay	191	190	193	201	200
36	Town of Sturgeon Bay	22	22	23	24	25
39	Gardner	28	28	28	27	26
42	Union	8	10	13	14	14
46	Washington Island	51	53	54	60	61
<b>Subtotal of Door County Only</b>		<b>1110</b>	<b>1137</b>	<b>1153</b>	<b>1199</b>	<b>1216</b>

The following are unpermitted properties utilizing the Airbnb platform:

Profile ID	Municipality	Identification Status
Airbnb 1022497115064351339	Landmark Resort	
Airbnb 1103737610451576829	City of Sturgeon Bay	Owner Identified
Airbnb 950049017489250352	Town of Gardner	Owner Identified
Airbnb 1168465154685432352	Town of Gibraltar	
Airbnb 48941506	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48032380	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 954406969838282551	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48033777	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48604196	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48870166	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48138983	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48603938	Town of Gibraltar	Wholesaler-Sent to Legal

Airbnb 48138990	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48034308	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48697600	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48698068	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48846402	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 44578749	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48033779	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257266142945474	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257150166066977	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697258361093618425	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 23709001	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 48034158	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 49362957	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 53290833	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 53264853	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb880331540940600784	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 911797342428400858	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 53265232	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 722708377758714332	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 97258656128855846	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697259042442293747	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697258940857216601	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697259730312293575	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb911808857221894645	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb97259354201161212	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697259151340232916	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697258361093618425	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697258799395932217	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257150166066977	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257839383844208	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697259905494974645	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697257527904060462	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257907090828141	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697258031644586678	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697258679410312746	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697258148586489485	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697257266142945474	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697259597529160621	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257388886160728	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697259442077602808	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257388886160728	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697257527904060462	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 697258148586489485	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697257839383844208	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697258031644586678	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697257907090828141	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb697258656128855846	Town of Gibraltar	Wholesaler-Sent to Legal
Airbnb 745594417892118033	Town of Gibraltar	Wholesaler-Sent to Legal

## DEACTIVATION REPORT:

Permit Number	Business_Name	Owner_Name	Deactivation Date
34-56-2256-00	Camp Kuku Buku	Kevin and Annie Geurts	11/20/2024
46-56-2680-00	Deer Run Golf Course	MM1885 Michigan Rd, LLC & RL 1885 Michigan Rd, LLC (Michael Masgay)	11/21/2024
33-56-0483-00	Kill Kare Cottage	Thomas Nebel	11/27/2024
34-56-1771-00	Sunset Drive - Bushre	David and Karen Bushre	12/2/2024
34-56-3027-00	The Maple Leaf-Notify	Bruss Family Trust - Rebecca Erickson	12/2/2024
12-56-3020-19	Cedar Court Inn / Hollister House	Maryhill Holdings, LLC / Casey Quinn	12/2/2024
42-56-2115-07	Maison Rouge	KAMI LLC	12/2/2024
34-56-2287-00	Bayshore Bungalow- 10668 N Bayshore Drive	Door County Squires LLC - Todd Cox	12/3/2024
46-56-2399-11	#104 Jensenville Cottage	Wendy Lee Ruble	12/6/2024
08-53-3168-00	Landmark Resort - Spiegelberg	Karl Spiegelberg	12/6/2024
08-53-2482-20	Club Cottages at Horseshoe Bay #2 Smith	Kent and Ellen Smith	12/9/2024
08-56-2161-00	Shimmering Water Cottage	Robert Ray	12/11/2024

## Other:

### **Destination Door County Budget**

Discussions have continued with Destination Door County to make adjustments to their budget and ensure funds are being distributed appropriately. Review of the budget draft for approval will be included in the January 16<sup>th</sup> agenda.

### **Bi-Annual Reports**

#### Permitted Properties Report

As of the date of the Permitted Properties Report, December 4, 2024, there were 1,559 permitted properties. 103 properties have been permitted since May 1, 2024, the date of the last report. As a reminder, new properties permitted do not necessarily mean that the property is new to the rental inventory. A property often will sell, be deactivated and then re-permitted to the new owner.

#### By Unit Report

The By-Unit report was completed on December 4th, 2024 and breaks down the number of permits and units by property type. It also includes a historical account of the type distributions throughout the Commission's existence.

Currently, homes represent 78.13% of permits, a 0.5% increase from May 2024. This category accounts for 29.05% of all units. Resorts represent only 2.50% of all permits but represent 31.44% of all available units. Our account of current permits has shown that 88.13% of all permits have at least one form of online advertising including marketplace provider profiles, individual websites, agent listings, or Facebook etc. There are 386 properties that utilize a property management company to manage rentals.