



# DOOR COUNTY TOURISM ZONE COMMISSION

## Administrator's Report

### 12-2025

“NO REPORTS” – As of 12/10/2025:

Month	Owner Managed	Agent Reports	Total Missing Reports	Missing Reports Previous Month
April 2025	2	0	2	2
May 2025	1	0	1	1
June 2025	2	0	2	2
July 2025	4	0	4	4
August 2025	3	0	3	25
September 2025	17	0	17	24
October 2025	78	2	80	
Total	108	2	110	132

**UNPAID TAX/FEES/PENALTIES:** The total outstanding due as of 12/12/2025 is: \$152,323.76, from forty-four (44) permit holders.

First Notice	Second Notice	Third (Final) Notice	Collections	Attorney	
\$ 102.00	\$ 25.00	\$ 8,430.12	\$ 54.38	\$ 1,183.59	
\$ 7,458.68	\$ 394.83	\$ 27.48	\$ 29.35	\$ 13,194.57	
\$ 50.55	\$ 25.31	\$ 1,389.17	\$ 35.23	\$ 5,409.33	
\$ 1,745.06		\$ 25.39	\$ 27.22	\$ 4,404.17	
\$ 460.00			\$ 27.93	\$ 4,679.05	
\$ 459.09			\$ 36.25	\$ 968.59	
\$ 642.00			\$ 25.81	\$ 960.86	Total Due
\$ 2,286.18			\$ 25.10	\$ 79,108.34	\$ 152,323.76
\$ 25.39			\$ 73.54	\$ 2,558.67	
\$ 363.92			\$ 25.00		
\$ 25.16			\$ 25.00		
\$ 7,815.89			\$ 100.36		
\$ 5,839.44			\$ 598.50		
			\$ 25.00		
			\$ 25.00		
			\$ 29.32		
			\$ 72.07		
			\$ 234.40		
			\$ 33.31		
			\$ 6.77		
			\$ 65.66		
			\$ 690.73		
\$ 27,273.36	\$ 445.14	\$ 9,872.16	\$ 2,265.93	\$ 112,467.17	

**PERMITTING:** As of 12/12/2025, eight (eight) permits have been issued since the last Admin report.,

*Seven (7) permits were issued during the same period of 2024 (same report cycle year over year) and currently, there are one thousand five-hundred ninety-one (1,591) permits. (2024: 1566- 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 #3407-#3414
- \* Property sold – previously permitted with a new owner/new permits

- 1) Village of Ephraim-(56)
- 2) Village of Egg Harbor-(53)
- 3) Town of Gibraltar\*-(56)
- 4) City of Sturgeon Bay\*-(56)
- 5) City of Sturgeon Bay-(56)
- 6) City of Sturgeon Bay\*-(53)
- 7) Town of Liberty Grove-(56)
- 8) Town of Washington\*-(56)

**MARKETPLACE PLATFORM AUDITS:**

**VRBO listing breakdown by municipality as of 011/13/2025:** [Link to full audit report](#)

Code	Municipality	11/19/2024	1/29/2025	3/21/2025	5/19/2025	7/25/2025	9/22/2025	11/13/2025
2	Baileys Harbor	99	95	95	97	89	88	84
4	Brussels	0	0	1	1	1	1	1
6	Clay Banks	7	6	6	6	5	5	5
8	Town of Egg Harbor	83	82	87	93	94	92	91
9	Village of Egg Harbor	61	59	62	66	71	72	69
11	Ephraim	73	71	71	70	70	68	68
12	Gibraltar	149	147	147	151	150	148	145
13	Village of Forestville	0	0	0	0	0	0	0
14	Town of Forestville	2	2	2	2	2	2	2
15	Jacksonport	68	68	66	66	67	67	62
27	Nasewaupee	51	50	52	57	58	58	57
32	Liberty Grove	109	109	112	119	127	129	126
33	Sevastopol	61	58	57	60	58	58	54
34	Sister Bay	84	83	79	87	90	88	84
35	City of Sturgeon Bay	86	98	101	110	106	100	98
36	Town of Sturgeon Bay	30	30	30	32	33	32	30
39	Gardner	23	23	22	22	21	22	23
42	Union	13	15	15	13	12	12	11
46	Washington Island	25	24	25	27	27	23	23
<b>Total in Door County</b>		<b>1024</b>	<b>1020</b>	<b>1030</b>	<b>1079</b>	<b>1081</b>	<b>1065</b>	<b>1033</b>

The following are unpermitted properties utilizing the VRBO platform:

Profile ID	Municipality	Identification Status
VRBO 2103663	Town of Jacksonport	Owner identified, previous permit holder renting with deactivated permit.
VRBO 3537460, 3404358, 2541783, 2970981, 2970974, 2970983, 2970982, 2970978, 2970977, 2970985, 2970984, 2970975, 2970979, 2970966, 2970957, 2970970, 2970969, 2970959, 2970973, 2970961, 2970971, 2970964, 2970967	Town of Gibraltar	Wholesaler

Airbnb listing breakdown by municipality as of 10/20/2025: [Link to full audit report](#)

Municipality	Municipality	Dec-24	Feb-25	Apr-25	Jun-25	Aug-25	Oct-25
2	Baileys Harbor	110	107	112	116	111	113
4	Brussels	0	0	1	1	1	1
6	Clay Banks	6	5	5	6	5	5
8	Town of Egg Harbor	72	71	74	76	78	76
9	Village of Egg Harbor	81	80	85	88	104	112
11	Ephraim	74	69	74	73	77	81
12	Gibraltar	169	168	170	175	170	169
13	Village of Forestville	0	0	0	0	0	0
14	Town of Forestville	2	2	1	1	1	1
15	Jacksonport	44	42	43	44	43	42
27	Nasewaupee	51	52	55	60	64	67
32	Liberty Grove	140	137	150	160	167	171
33	Sevastopol	59	55	57	55	57	57
34	Sister Bay	78	77	81	89	91	90
35	City of Sturgeon Bay	199	196	207	207	208	200
36	Town of Sturgeon Bay	24	24	25	25	25	25
39	Gardner	25	24	23	26	26	25
42	Union	14	14	14	16	15	15
46	Washington Island	59	50	55	54	54	54
Subtotal of Door County Only		1207	1173	1232	1272	1297	1304

The following are unpermitted properties utilizing the Airbnb platform:

Profile ID	Municipality	Identification Status
Airbnb 1320220247867105969	City of Sturgeon Bay	Owner Contacted
Airbnb 1476321658245924656	City of Sturgeon Bay	Owner Identified
Airbnb 48941506, 48032380, 954406969838282551, 48033777, 48604196, 48870166, 48138983, 48603938, 48138990, 48034308, 48697600, 48698068, 48846402, 44578749, 48033779, 697257266142945474, 697257150166066977, 697258361093618425, 23709001, 48034158, 49362957, 53290833, 53264853, 880331540940600784, 911797342428400858, 53265232, 722708377758714332, 97258656128855846, 697259042442293747, 697258940857216601, 697259730312293575, 911808857221894645, 97259354201161212, 697259151340232916, 697258361093618425, 697258799395932217, 697257150166066977, 697257839383844208, 697259905494974645, 697257527904060462, 697257907090828141, 697258031644586678, 697258679410312746, 697258148586489485, 697257266142945474, 697259597529160621, 697257388886160728, 697259442077602808, 697257388886160728, 697257527904060462, 697258148586489485, 697257839383844208, 697258031644586678, 697257907090828141, 697258656128855846, 745594417892118033	Town of Gibraltar	Wholesaler-Sent to Legal

**DEACTIVATION REPORT:**

Permit Number	Property Name	Owner Name	Date	Reason For Deactivation
08-56-2053-00	Carlsville Woods -Close To It--Far From It	Lane Samuelson	11/17/2025	Property was sold
02-56-2880-00	The Cove at Kangaroo Lake	Nathan Schubel	11/18/2025	Property was sold
35-56-2281-00	The Channel Cottage	Glue Van Properties of Door County	11/24/2025	property was sold
32-56-3088-20	Halvo Home	Tanya Ruck-Halvo Home LLC	11/24/2025	property was sold
46-56-2958-11	1403 Old West Harbor Rd.	Super Yacht Projects LLC	11/25/2025	no longer wish to rent
12-56-2876-00	Villa Villekulla-9632 Cty Rd A	FEG, LLC - Hristo Blagoev	11/26/2025	property sold
08-56-3215-00	Lavender Farms	Samantha Pechan	11/26/2025	property sold
35-56-2664-00	Meadow View House	Susan Hilsabeck	11/28/2025	no longer wish to rent
46-56-3118-11	110 Danish Farmhouse	William J. Craig	12/1/2025	Property has been sold
32-56-3286-00	Sanctuary	Lee Levoy	12/2/2020	no longer str
08-53-2501-00	Landmark Resort-Rey Rey Properties	REY REY PROPERTIES LLC- Corey and Carrie Reymont	12/3/2025	property sold
08-53-3237-20	Horseshoe Bay Club Cottages #6	R&R Collins Leadership LLC	12/4/2025	Property has been sold
08-56-2484-07	The Loft House	Justin Hewitt	12/5/2025	Property has been sold
46-56-3387-00	1807 Detroit Harbor Rd	Amy Shekarchi and Joshua Morgan	12/11/2025	No longer wish to rent

**Commission Retreat**

The February 19<sup>th</sup> Full Commission meeting is going to be altered to an in-person Commission retreat to review closed session laws, Tourism Zone policies, procedures, and agreements, and serve as an in-depth introduction to the year for our newer members. We will be holding the meeting in-person only and encourage all Commissioners to attend.

## **Formalized Hold Form**

For several years, the Commission has allowed permit holders to place temporary holds on their permits and remove their listings and/or active dates for up to a year, thereby bypassing the filing requirement for inactive short-term rentals. This process has reduced the number of late reports submitted for periods during which no revenue was generated. In order to collect and maintain documentation on permits electing to place their properties on hold, the office has produced a Hold Request Form, which is attached below. Permit holders will complete this form, which will be available as a fillable online document.



### **DOOR COUNTY TOURISM ZONE COMMISSION**

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Website: [www.doorcountytourismzone.com](http://www.doorcountytourismzone.com)

## **HOLD REQUEST FORM**

**Permit holders/agents may request to place a permit on hold (temporary suspension) for up to one year, which negates the need to file zero-dollar reports when the property is not in use as a short-term rental. To have the hold request approved, all advertising of the rental property for the months included in the hold request must be removed. All months listed on the hold request must be blocked out on applicable websites.**

**Holds are not retroactive and must be requested and approved in advance. Any hold request received for the current month will not be considered. For example, If a property owner/agent intends for the property to be on hold from November-April, a hold request must be submitted to the Tourism Zone *prior to November 1<sup>st</sup>*. Holds will only be considered from the first of a month through the end of a month (no partial months).**

**If a hold is approved and a permit holder/agent is found to be advertising or renting, the hold will be immediately rescinded, and the permit holder will be responsible for filing room tax reports as necessary.**

**Permit number:** \_\_\_\_\_

**Hold period month/year to month/year:** \_\_\_\_\_

**By signing and dating below, you attest to understanding the aforementioned terms.**

**X**

Permit holder or agent

Date