

ANCHORAGE, ALASKA
AR No. 2026-213, As Amended

1 **A RESOLUTION OF THE ANCHORAGE ASSEMBLY REQUESTING THE**
2 **ADMINISTRATION AND CODE ENFORCEMENT DIVISION TO IMPLEMENT A**
3 **POLICY FOR ENFORCEMENT OF THE NEW SHORT-TERM RENTAL (STR)**
4 **REGISTRATION REQUIREMENT THAT FOCUSES ON OBTAINING**
5 **COMPLIANCE WITHIN A REASONABLE TIME AND NOT ON FINES AND**
6 **DETERRENCE OF STR OPERATIONS.**

7
8 **WHEREAS**, on December 16, 2025 the Anchorage Assembly approved AO 2025-
9 115(S-2), which amended the Anchorage Municipal Code to preserve the status quo
10 for short-term rentals (STRs) by expressly allowing them in all zoning districts where
11 housing is permitted, and including a minimal registration requirement; and
12

13 **WHEREAS**, the Assembly's intent in creating a registration requirement is to enable
14 collection of information about the number and locations of short-term rentals in
15 Anchorage, which will help assess the impact of STRs on Anchorage's economy
16 and housing availability and inform potential future regulations of short-term rentals;
17 and
18

19 **WHEREAS**, the registration requirement is not intended to have a deterrent effect
20 on operation of STRs or their ongoing existence in the Municipality, and the
21 Municipality's enforcement mechanism for this mandate should align with this policy;
22 and
23

24 **WHEREAS**, AO 2025-115(S-2) had an effective date of May 1, 2026, and the
25 registration requirement had a delayed imposition date of 90 days after the effective
26 date of the ordinance, or July 31, 2026, with this grace period expressly provided
27 for in AMC subsection 10.90.020F:
28

- 29 F. No owner shall be subject to fines for failure to register until 90 days
30 after May 1, 2026. Thereafter, an owner served a notice of violation
31 for failure to register shall be provided 14 days to comply before fines
32 may be imposed.;

33 and
34

35 **WHEREAS**, the online portal to register currently operating short-term rentals
36 opened on May 1, 2026, and the Municipal Clerk's Office reports to date more than
37 1,900 STRs have registered, almost two-thirds the estimated volume of STRs in the
38 Municipality; and
39

40 **WHEREAS**, with the approaching end of the grace period for STR registration on

July 30, 2026, representatives of STR hosts and the travel industry have contacted Assembly Members and the Administration requesting the grace period be extended to October, after the busy summer season;

WHEREAS, the Assembly does not regularly change Municipal Code merely to extend deadlines in response to temporary situations, but it does regularly express its legislative intent and share policy guidance with the Administration by resolution;

WHEREAS, AMC 10.90.020F provides that fines may be imposed beginning 14 days after service of a notice of violation, but does not preclude a longer period for an owner to come into compliance before being subjected to fines, or prohibit the Municipality from forgiving the fines upon prompt compliance; now therefore

THE ANCHORAGE ASSEMBLY RESOLVES:

Section 1. To encourage the Administration, Municipal Clerk's Office and the Code Enforcement Division to use an approach to STR owners or operators who remain unregistered after July 30, 2026, that focuses on gaining compliance with the registration requirement, rather than on the imposition of fines or cessation of STR operation. The Assembly recommends that, ~~for the remainder of 2026 at least~~ until 9/30/26, any unregistered STR owners or operators subject to fines after a Notice of Violation be provided a reasonable period of time, ~~such as~~ no more than 30 days, to become registered—and upon timely satisfaction of that condition, that any fines that were imposed be dismissed or withdrawn.

Section 2. This resolution shall be effective immediately upon passage and approval by the Assembly.

PASSED AND APPROVED by the Anchorage Assembly this 21st day of July, 2026.



Chair

ATTEST:



Municipal Clerk