

September 26, 2024

Recent Experience with
Victoria Bylaw
Lack of Process, Structure, & Professionalism

Presented by: **Cynthia Werbik**

Listing description

NEW LEGISLATION - 90 DAY MINIMUM \$117-\$121/Night.
Welcome [redacted] We hope our space will delig...

Description

NEW LEGISLATION - 90 DAY MINIMUM
\$117-\$121/Night. Welcome to [redacted]

Pricing

Availability

Trip length

Minimum nights

90

Maximum nights

365

May 2024

			1	2	3	4
			\$248 CAD	\$269 CAD	\$117 CAD	\$117 CAD
5	6	7	8	9	10	11
\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD
12	13	14	15	16	17	18
\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD
19	20	21	22	23	24	25
\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD
26	27	28	29	30	31	
\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	\$117 CAD	

June 2024

						1
						\$121 CAD
2	3	4	5	6	7	8
\$121 CAD	\$121 CAD	\$121 CAD	\$121 CAD	\$121 CAD	\$121 CAD	\$121 CAD
9	10	11	12	13	14	15
\$121 CAD	\$121 CAD	\$121 CAD	\$121 CAD			
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30						

Cancelled by Airbnb

Boon

Oct. 7 – 8, 2023 (1 night)
4 guests · \$0.00

Cancelled by guest

V S

Jul. 28 – Aug. 2 (5 nights)
3 guests · \$0.00

Cancelled by Airbnb

J.

May 14 – 17 (3 nights)
4 guests · \$0.00

Cancelled by Airbnb

Molly

Oct. 11 – 18 (7 nights)
2 guests · \$0.00

Cancelled by guest

Jeanne

Sep. 14 – 18 (4 nights)
4 guests · \$0.00

Cancelled by guest

Saeed

Aug. 26 – 27, 2023 (1 night)
1 guest · \$0.00

Cancelled by Airbnb

Gilly And Roger

Jun. 9 – 12 (3 nights)
4 guests · \$0.00

Cancelled by Airbnb

Harry

Jun. 18 – 21 (3 nights)
4 guests · \$0.00

Cancelled by Airbnb

Shelly

Sep. 14 – 17 (3 nights)
4 guests · \$0.00

Review guest



Bedroom Suite
Jun. 13 – Sep. 13 (92 nights)

You have 2 days left to
leave a review

Start review

Booking details

Guests

1 adult

Check-in

Thu., Jun. 13, 2024

Checkout

Fri., Sep. 13, 2024

Booking date

Fri., May 17, 2024

VICTORIA BYLAW OFFICER 6 TICKETS & 0 CONTACT ATTEMPTS

May 11, 2024

May 16, 2024

May 22, 2024

June 6, 2024

June 7, 2024

July 3rd, 2024

Suite **was empty** from **May 1st** until our first 90+ day booking beginning on **June 13**

TOTAL COSTS: \$2,100.00

I went to City Hall in good faith to inquire about the situation and **ended up receiving another ticket.**

VICTORIA

MUNICIPAL TICKET INFORMATION

ISSUED TO:

SURNAME OR CORPORATE NAME: WERBIA

GIVEN NAMES (OR CORPORATE NAME CONT'D): Cynthia

YOUNG PERSON: ☐

DATE OF OFFENCE: YY MM DD 2024 05 22

24 HOUR CLOCK: HH MM 13 15

ON OR ABOUT: AT THE TIME OF

AT OR NEAR:

DID COMMIT THE OFFENCE INDICATED, UNDER THE FOLLOWING BYLAW:

☐ STREETS AND TRAFFIC BYLAW ☐ PARKS REGULATION BYLAW

☒ OTHER: Contr. Regulation Bylaw

DESCRIPTION OF OFFENCE	USE FOR ONE OFFENCE ONLY	SECTION	FINE AMOUNT	FINE AMOUNT IF PAID WITHIN 30 DAYS
use / allow use				
contrary to bylaw		16(1)	\$350.	\$300.00

IF YOU WISH TO DISPUTE THE ALLEGATION CONTAINED IN THIS TICKET, YOU MAY APPEAR AT THE FOLLOWING LOCATION TO GIVE NOTICE OF DISPUTE:

City of Victoria
1 Centennial Square
Victoria, BC V8W 1P6

OR DELIVER, HAVE DELIVERED, OR MAIL A NOTICE OF DISPUTE TO THE ABOVE ADDRESS AS DESCRIBED ON THE REVERSE. THE FINE AMOUNT MAY BE PAID IN ACCORDANCE WITH THE PRESCRIBED INSTRUCTIONS (SEE REVERSE).

FOR COURT USE IF TICKET DISPUTED

AT HEARING: ☐ CONVICTED ☐ DISMISSED

DATE: YY MM DD

May 2024

[illegible]

Bylaw visited my building
and spoke with my tenants
after stock piling **5 tickets**
without my knowledge.

June 2024

The screenshot displays a calendar grid with dates 1 through 29. A red arrow originates from the bottom left and points towards the top right. Two teal ovals encircle dates 6 and 7, both of which are marked with '\$121 CAD'. A teal horizontal bar highlights dates 13, 14, and 15; date 13 is also marked with '\$121 CAD'. A white rectangular box obscures the bottom left portion of the calendar, covering dates 12, 13, and 14.

All tickets disputed
and have yet to hear
back from the city.

I visited City Hall voluntarily to inquire about the situation, **only to receive my 6th ticket** despite going there in good faith.

July 2024

A 31-day calendar grid. The days are numbered 1 through 31. A red circle highlights day 2. A red line starts at day 2 and extends diagonally down to day 31. Another red line starts at day 3 and extends diagonally down to day 31. A red line also starts at day 3 and extends diagonally down to day 31. A red line also starts at day 3 and extends diagonally down to day 31.

Short-term Rental - “Short-term rentals are accommodations provided to members of the public in a host’s property, in exchange for money, for a period of less than 90 consecutive days. They are generally tourist accommodations that are often found in residential or resort areas. They may be advertised via online platforms such as Airbnb, VRBO, Expedia and FlipKey, and may also be advertised on other web forums including Facebook Marketplace, or found in classified ads in newspapers.

Short-term rentals do not include accommodation that was intended to be provided for 90 days or longer, but which unexpectedly ends before 90 days have passed.”

<https://www2.gov.bc.ca/gov/content/housing-tenancy/short-term-rentals/information/hosts>



Airbnb Support

Show details

6:24 PM

Thanks for resolving the charges, but I always had a min of 31 days on my listing , so why were people able to book?

We've received your message and are looking into your issue again.

6:25 PM

Id prefer to communicate over chat vs phone, thanks!

Sep 2

Thank you for reopening our conversation

We have not received any reports from our specialized department informing us of any possible failure in the calendar tool which allowed this to occur, but your case has been duly reported in order to investigate what happened.

At the moment we cannot give you an exact answer as to why the situation occurred, but we can guarantee that everything is in order with your calendar and this error should not occur again.

Do you have any other questions I can help you out with?



City Council should request a staff report from Bylaw Services

- Clearer Criteria and Standard processes for both Individual Operators & Bylaw Officers
- Establish standardized and objective inspection criteria.
- Standard Investigation processes and Issuing criteria
- Develop an expedited appeals process to address Bylaw infractions.

