

## Crumbie, Jon

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**From:** Gabbard, Lacey A  
**Sent:** Wednesday, February 28, 2018 4:07 PM  
**To:** Crumbie, Jon  
**Subject:** 2211 Longest Ave - Enforcement Summary

Jon,

Here is the Airbnb listing for this property: <chrome-extension://hehijbfgiekmjfkfjpbkbammjbdenadd/nhc.htm?url=https://www.airbnb.co.in/rooms/17796070> As you can see, there is currently no availability until the end of April – this could mean that he has blocked guests from making reservations, or that there are dates that have already been booked. I have a bunch of documentation regarding Chris Payne’s primary residency if you would like me to send that along as well.

Below is a timeline of this case. Not every complaint was formally submitted, but this represents a summary of the log notes in Hansen:

4/10/17: Original complaint case opened, caller reported it as a “bed and breakfast.”

4/28/17: The property owner, Jocelyn Gonzalez, provided written confirmation that she would permit her tenant, Chris Payne, to continue “subletting” the property on Airbnb “as long as he filed the proper paperwork with the city on short-term rentals, avoid neighbor complaints, and get insurance coverage to protect [the owner] and the house.”

5/30/17: Received more complaints about short term rental guests over the weekend - playing corn hole in the sidewalk, noise on the front porch, etc. Per Councilman Coan's request I am sending a **NOV** to the tenant and the owner. Also left a voicemail with the tenant letting him know he needs to register. He had tried to register previously but the application was returned to him (potentially because his drivers license did not show this address – you may want to confirm this with Andrea).

6/7/17: Short term rental registration STR918014 was approved, the complaint case was closed.

6/27/17: A new complaint was opened that this was not the primary residence of the host, Chris Payne.

7/25/17: **NOV** sent for not being Chris Payne’s primary residence – this included an order to cease and desist. The NOV was sent certified mail and was returned to Metro, meaning Chris Payne never signed for it when USPS attempted delivery. The property owner received the NOV.

10/2/17: BOZA denied Chris Payne’s appeal case 17APPEAL1003.

10/26/17: Since we continued to receive complaints about this property being rented short-term, I contacted Chris Payne to remind him of the cease and desist letter.

11/6/17: Received a complaint about garbage on the property, specifically in the rear yard, and the caller reported that the property is being run as an Airbnb.

11/30/17: Complaint received stating “back area is a mess [recycling and trash].”

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