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# **Short Term Rental Retrospective Edition 32 Months After the Referendum**

**April 2021 - Save Folly's Future (SFF)  
founded by John McFarland**

**Sept 2021 - SFF Publishes First Newsletter**

**Oct 2021 - City Creates STR Committee**

**Jan 2022 - Final Meeting of STR Committee**

**June 28, 2022 - Mayor proposes Ordinance 26-22  
to CAP Investment Short Term  
Rentals (ISTRs) at 800**

**Defeated 5 - 2 (in 131 seconds)**

**In Favor: Mayor Goodwin & Katherine Houghton**

**Against - William Farley, DJ Rich, Eddie Ellis,  
Adam Barker & Billy Grooms**

**Aug 2022 - SFF begins Petition Drive  
to CAP ISTRs at 800**

**Sept 2022 - SFF ends Petition Drive with 456 signatures**

## **STR Retrospective (Cont.)**

**Oct 2022 - SFF turns petition over to F.B. City Council**  
**- Petition sent to Chas County for certification**

**Dec 2022 - Certified Petition returns to City Council**  
**- Petition becomes a Citizen's Referendum**  
**- Referendum Vote set for Feb 7, 2023**

**Feb 7, 2023 - STR Citizen's Referendum Passes**  
**656 to 578**

**March 2023 - Sept 2024 - City Council passes**  
**numerous ordinances to codify the**  
**Referendum, including the following:**

- **ISTR Medical Hardship Exception (MISTR) \***  
**Enables pre-referendum owners to move to a care facility, skip waitlist and ISTR their property. (Must reapply for exception every year.)**
- **ISTR Inheritance Exception \* - Enables pre-referendum owners to bequeath property to heirs who can skip the wait list and ISTR the property.**
- **ISTR license holders can bequeath property to select heirs, who can also ISTR the property. (This one is complex see SC Code 12-37-3150.)**
- **Two ISTR Waitlists \* Phase I for owners of record before Feb 7, 2023 and Phase II for others.**
- **ISTR licenses do not transfer, current buyers wishing one must get on the Phase II waitlist.**

**Short Term Rental \*- Any residential dwelling unit rented for less than 30 days.**

## **Two Basic Types of STRs\***

### **1. Owner Occupied Short Term Rental - OSTR**

**Rented by a resident with a 4% tax status.**

- **Can rent up to 72 days.**
- **Can rent all or a portion of the home.**
- **No limit on the number of licenses that can be issued by the City.**

### **2. Investor Short Term Rental - ISTR**

**Usually rented by an owner with a 6% tax status.**

- **Can rent “unit” for 365 days per year.**
- **Licenses capped at 800 by Referendum**
- **ISTR Cap can be changed anytime by a majority vote of City Council**

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\* **For a more technical explanation see Folly Beach Code of Ordinances - Article XI, Section 117 Short Term Rentals.**

\* **Hotels and B&Bs are not considered STRs and have their own distinct set of rules.**

**STR License Count Since Feb 7, 2023**

Date	ISTRs	OSTRs
Feb 7, 2023	1,043	133
June 2024	948	104
June 2025	926	101

**Includes: 3 MISTRs (Medical Exception ISTRs)  
5 ISTRs (From Inheritance Exception)**

**Not Included:** There are 4 or 5 ISTR licenses in some state of “review” at any given time, which are not on the list.

**Save Folly’s Future has published over 90 newsletters and mailed over 50,000 newsletters to Folly Beach postal box holders between Sept 2021 and Sept 2024.**

**This publication was written, printed and published by John McFarland, a candidate for City Council.**

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