



### BZCU-24-60

Conditional Use Permit

Status: Active

Submitted On: 9/30/2024



### Primary Location

309 JEFFERSON ST  
MADISON, IN 47250

### Owner

JS Investment TRUST  
QUAIL RIDGE LANE 201  
MADISON, IN 47250

### Applicant

 Jeffrey Shields  
 812-599-5256  
 jeff@jumbotonic.com  
 309 Jefferson St  
Madison, IN 47250

## General Information

Are you the property owner?\*

Yes

## Property Owner Information

Property Owner Name\*

Street Mailing Address\*

City\*

State\*

Zip Code\*

Phone Number\*

Email

## Permit Information

Type of Application

Zoning Classification

Initial Application

Central Business District (CBD)

**Legal Description of Property**

309 Jefferson St

**Description of Existing Use**

Residence/Business.

**Description of Proposed Use**


Short-term rental.

**Proposed Schedule of Uses Category #**

581

**Acknowledgement**

**Digital Signature\***

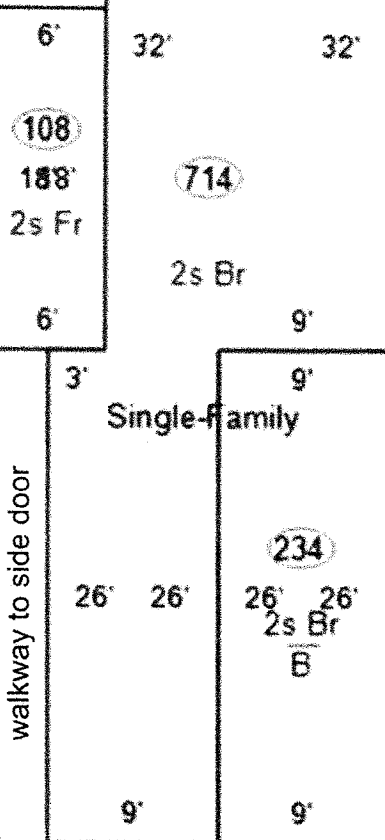
 Staff entry for Jeff Shields  
Sep 30, 2024

Apartment Building

Private Backyard

Madison Land Title

Parking



Jefferson Street

309 Jefferson Street



**Madison Zoning**  
 Zoning Code:  
 CBD

- Regional Counties
- County Boundary
- Townships
- Corporate Boundaries
- Water
- Parcels
- Drives, Alleys, etc.

- Addresses**
- Regional Counties
  - Regional Roads
  - Regional Highways
  - Water
  - Railroad
  - Drives, Alleys, etc.
  - Roads
  - Highways



### 309 Jefferson Street House Rules:

My number one goal is to make your stay as comfortable and peaceful as possible. In order to accomplish this, I simply ask that all guests follow these house rules and confirm that you understand WITHIN 48 HOURS OF YOUR STAY. This is to ensure that if there is any reason the House Rules cannot be followed, you, my guest, will have the option to cancel the booking penalty free. Thank you in advance and I truly appreciate your cooperation!

- If you have any questions, please don't hesitate to call/text me!
- Check-in is anytime after 4PM
- Check out by 10AM
- Self check-in with lockbox
- NO Pets of any kind, no exceptions
- NO smoking inside the home. Extra cleaning fees to remove odor and stains may be applied.
- NO Mailing Packages to the home.
- PLEASE WASH YOUR DISHES after use. If dishes are not washed, extra cleaning fees may be applied.
- PARKING: Public parking lots and are also welcome to park on the street in front of the building..
- Feel free to adjust the climate and lighting to your preference. But please TURN OFF all lights and appliances when not in use.
- You are welcome to use the fridge and pantry to store any food or other consumables. Please throw away any perishable items before the end of your stay.
- Also, please acknowledge that the fridge and pantry may contain food or consumables that guests are welcome to eat. However, it is the guests' responsibility to inspect these items before consuming and the host is not responsible for any illness or adverse response that might occur.
- If you wear spray tan, please bring your own linens as any linen stained may incur additional charges.
- Please do not rearrange my furniture.
- If you would like to host an event (i.e. wedding, graduation, not party), please speak with me about it first.
- NO Excessive guests
- Quiet hours are between 10PM – 8AM.
- NO PARTYING of any kind inside or on the property. Please respect the community. Noise level MUST BE MINIMAL after 10PM! There is a noise level city ordinance we do not want complaints! Violation of the noise/party rule will result in the police being called, termination of your reservation, and the security deposit retained. We must respect the peace of the community! Thank you.
- If guests are found to have had a party without host permission which results in extra cleaning, guests will be responsible for extra cleaning charges.

- If guests are suspected of carrying and/or using illegal drugs of any kind, the authorities will be engaged, and GUESTS WILL BE ASKED TO VACATE THE PROPERTY IMMEDIATELY.
- Lastly, because this is an Airbnb community, not a hotel, and is also my home. Please be respectful of the property and keep it clean before you leave.
- If you have read it this far, THANK YOU for being a SUPER GUEST! Please reply back to acknowledge your understanding so that I know that the house rules have been reviewed :)

PENALTIES FOR THE FOLLOWING. Held against security deposit and claim will be filed with Airbnb.

\*\*Stolen towels: \$10 per towel, no matter the size.

\*\* Smoking in the home: \$150

\*\*Lost Keys: \$50 to rekey

\*\*Late Checkout Past 10am without our consent. \$75

\*\*Excessive Guests than reservation. \$50 per guest.

\*\*Excessive Cleaning if place is left filthy with trash everywhere. \$150

You must also acknowledge

Amenity limitations

Potential for noise

Must climb stairs

Security Deposit - if you damage the home, you may be charged up to \$300

Additional Rules:

Please only flush toilet paper and NOTHING else. If the plumbing system clogs during your stay, a fee will be assessed to have a plumber come and make repairs.

This is a NO shoes house. All shoes must be taken off at entry. There is a \$10 fee per carpet/rug stain left in the home. Please understand this takes A LOT of extra time to clean.