

Model STR Ordinance

Each town's bylaws and ordinance take on different forms and formats. Use this as a basis for content and language that is recommended by VTSTRA.

Section 1: Authority

a. This ordinance is enacted pursuant to the authority granted to the Town under 20 V.S.A. 2736 & 24 V.S.A. Chapter 59.

Section 2: Definitions

a. Short-Term Rental: "Short term rental" means "a furnished house, condominium, or other dwelling room or self-contained dwelling unit rented to the transient, traveling, or vacationing public for a period of fewer than 30 consecutive days and for more than 14 days per calendar year" as defined in 18 V.S.A. § 4301 and subject to 18 V.S.A. Chapter 85, subchapter 7.

Section 3: STR Requirements

- a. Short Term Rental (STR) of a property in all Districts is a permitted use in all zoning districts where residential or commercial uses are allowed and requires a zoning permit. An STR permit does not run with the land. A change of ownership shall require a new STR permit.
- b. The contact information required by 18 V.S.A. 4467 shall be displayed in plain sight within the STR.
- c. The owner of the STR or the owner's designated manager must be geographically proximate and available and on call 24 hours a day, seven days a week to respond in the event of an incident whenever there is an active rental.
- d. The Vermont Short-Term Rental Safety, Health and Financial Obligations Form, as required by 18 V.S.A. 4468(b), shall be completed and displayed in plain sight within the STR.
- e. The owner shall obtain the educational information packet regarding Short-Term Rentals provided by the Vermont Division of Fire Safety, as required by 18 V.S.A. 4468(a).
- f. Accurate occupancy limits shall be included in all advertisements of the STR.
- g. The owner of the STR is responsible for the collection and payment of applicable Vermont Taxes.
- h. The owner of the STR is responsible for renter compliance with the Town's Noise Ordinance.
- i. All vehicles associated with the STR of a property, including guests of the short-term renter(s), shall have designated off-road parking and not use shared private driveways, private roads, or public highways, unless public parking is readily available.
- j. Provisions must be in place for timely trash removal after each rental.
- k. The owner of the STR is responsible for the annual submission of the town's STR Registration Form.

Section 4: Permit Application Requirements

- a. Submission of Vermont Short Term Rental Safety, Health and Financial Obligations Form.
- b. Submission of STR Registration Form, wherein the declared occupancy as advertised is either:
1. as determined by a State Fire Safety Certification of Occupancy, or
 2. no more than 2x the number of approved bedrooms as determined by a Wastewater Permit or Lister Card, plus 2 (excluding children under the age of 2).

**See other recommendations from our 2021
STR Policy Guide for Cities & Towns >>**

