

Responsible Operation of a Short-Term Rental

City of Vaughan Information Sheet

Short-Term Rentals Regulations in Vaughan

In the City of Vaughan, Short-Term Rentals (STRs) are considered a home or portion of a home used to provide temporary accommodation for not more than 29 consecutive days. As of January 2020, Vaughan residents can apply for a STR Owner licence to operate a STR at their principal residence. Please see the [Short-Term Rental Licensing By-law 158-2019](#) (PDF) for complete regulations. This document provides information on how to apply for a licence and operate an STR in a responsible manner.

How can I apply for a Short-Term Rental Owner licence?

1. Register for a Municipal Accommodation Tax number at vaughan.ca/MAT.
2. Complete the application form posted on vaughan.ca/ShortTermRentals and apply in-person at the By-law and Compliance, Licensing and Permit Services department counter at Vaughan City Hall, Level 100, 2141 Major Mackenzie Dr., Vaughan, ON L6A 1T1.

What do I need to apply for a Short-Term Rental licence?

Depending on whether you own or rent the home, in addition to a completed application form, you will need to provide the following:

Applicant	What you need to apply for a Short-Term Rental licence
Homeowner	<ul style="list-style-type: none"> • government-issued photo identification • proof of principal residency (e.g. driver's licence) • authorization from registered property owner if dwelling is part of multi-residential • vulnerable sector check for every registered owner (not more than 90 days old at the time of application) • valid home liability insurance in an amount of no less than \$2 million
Tenant	<ul style="list-style-type: none"> • government-issued photo identification • proof of principal residency (e.g. driver's licence) • letter of authorization from registered owner of the dwelling • authorization from registered property owner if dwelling is part of multi-residential • vulnerable sector check for every tenant on the lease (not more than 90 days old at the time of application) • proof of valid home liability insurance in an amount of no less than \$2 million

What regulations do I need to consider?

Once a STR Owner has their licence, they must:

- display the licence in a place visible from the outside of, or as near as possible to, the main entrance of the short-term rental.
- notify the City of Vaughan, in writing, within seven days of any change to the information provided in the application to obtain or renew a licence.
- ensure the home complies, at all times, with the [Ontario Building Code](#) and [Ontario Fire Code](#), including maximum occupancy.
- show the amount of the MAT as a separate item or charge on the bill for each stay – this applies to owners that operate their short-term rental independently from a brokerage.
- collect and remit the [MAT](#) to the City of Vaughan.
- renew the licence annually as long as the short-term rental is in operation.

STR Owners must comply with all City of Vaughan and other regulations, however some key by-laws are as follows:

By-law	Some key provisions in these by-laws
STR licensing	STRS are only permitted in your principal residence, and an emergency contact must be available 24 hours a day, 7 days a week during operation of an STR, provided at the time of application.
Noise	All persons are prohibited from making any unusual noise likely to disturb neighbours.
Nuisance	This by-law prohibits making a nuisance in a public place, such as the streets and sidewalks around your home.
Parking	Unless otherwise signed or prohibited, on-street parking is allowed for up to three hours without a permit, except between 2 a.m. and 6 a.m. when on-street parking is prohibited unless the vehicle has a valid permit for that date and time.
Waste Collection	Garbage must not be placed at the curb before 6 p.m. on the evening prior to the scheduled collection date, and any waste and/or containers must be removed from the curb by 8 p.m. on the scheduled collection day.

You can review complete regulations at vaughan.ca/ShortTermRentals. Failure to be in compliance with regulation may lead to a range of penalties, such as between \$1,000 to \$100,000 for non-compliance with the [Short-Term Rental Licensing By-law 158-2019](#) (PDF), depending on severity of offence and community impact.

For more information: Web: vaughan.ca/ShortTermRentals | Email: bylaw@vaughan.ca | Phone: 905-832-2281