

FAQs – Short Term Rentals

- ❖ What is a Short-Term Rental (STR)?
 - Also known as a vacation rental, is the rental of a dwelling unit for a period of 30 days or less.
- ❖ Can I apply for my STR Permit now?
 - It is expected that application forms will be available December 22, 2023. It can be submitted at that time but will not come into effect until January 1, 2024.
- ❖ Where can I find an application?
 - After December 15th, 2023 you can receive a package by visiting the office at 62 2nd Avenue, by calling 204-642-6650 or email gimli@rmgimli.com
- ❖ How much does a permit cost?
 - There is an annual fee of \$200
- ❖ Will I need to pay the full permit fees if I chose not to rent my property until June, or will the fee be prorated?
 - The annual fee will not be prorated. All applications will require a \$200 payment with their application.
- ❖ The \$200 fee seems low. Why isn't it higher?
 - Provincial legislation places a \$200 limit on these types of fees.
- ❖ I have 4 STR in one building. Do I need one licence or 4?
 - Each STR unit will require its own licence. You will need 4 licences if you wish to operate 4 STR units.
- ❖ Do STR's require a business licence?
 - No business licence is required.
- ❖ What happens if an STR operator does not comply with the regulations?
 - The by-law Officer has the discretion to issue a suspension and/or impose a fine.
- ❖ Will existing short term rentals be grandfathered in and not be required to comply with the STR by-law?
 - All STRs must register annually, complete the required documentation, and submit the licencing fee.
- ❖ How will the RM know if a property is being rented out as an STR if it does not register?
 - The new regulation requires STR operators to display their licence number on all promotions of the property. The By-law officer may proactively approach owners that fail to do so. It is expected that neighbours may sometime call the RM office with a complaint related to activities at an STR, at which time an investigation would be initiated.

- ❖ Will STR be banned from certain neighbourhood?
 - There is no plan to exclude neighbourhoods or property types from operating an STR. This might be revisited when a review of the zoning by-law is undertaken in 2025.
- ❖ What do I do if I think my neighbour is operating a STR and their tenant is breaking a rule?
 - It is recommended that you visit gimli.ca and complete a service request. The By-law officer will investigate this concern and determine if any action is required.
- ❖ Will my property be inspected to ensure it conforms?
 - No, you will need to self declare that all regulations related to the property meet the requirements of the by-law.
- ❖ Will I have to remit the accommodation tax to the RM or will Airbnb/VRBO remit the tax?
 - The Municipality is working with the platform hosts to determine what options are available for collections.
- ❖ My property can not meet all the requirements. Can I apply for a variance?
 - No. There is no opportunity for variances.
- ❖ I can't meet the requirements by January 1, 2024. Does that mean I can not rent out my home?
 - The enforcement of the by-law will be delayed until April 1, 2024 to allow time for property owners to become compliant.
- ❖ How do I make a complaint about my neighbours, who I suspect are renting out their property for STR?
 - The best approach is to file a request via the service request found at www.gimli.ca. Alternatively, a call can be made to the RM during regular business hours and staff will enter your concerns into the service request program.