



London
CANADA

Short-term Accommodations



March 9, 2021



Short-term Accommodations

- Topic of local agendas since 2018
- March 2020 Staff requested to;
 - Make necessary Amendments
 - Consult with platforms re. Collection of Municipal Accommodation Tax (MAT).

NOTE: Cannot share specifics prior to PPM



Short-term Accommodations

Two main Goals:

- Curtail 'public nuisance' complaints.
- Discourage STAs where they contribute to rental housing shortage.

Other Considerations:

- Public safety, tourism, homeowner '*side hustle*'



Short-term Accommodations

Local Statistics:

- +/- 600 *active* STAs in London
- 91% on Airbnb, 4% VRBO
- Average 68% Occupancy (high summer/low winter)
- Average \$120/night / \$1 200 monthly revenue
- 68% “entire home” vs. 32% “private room” rentals
- Very little increase in total # of units listed



Short-term Accommodations

- Future Community & Protective Services Committee (CPSC) Public Participation Meeting.
- Amendments to Business Licensing By-law – new category: Short-term Accommodation
- Propose licensing hosts, not platforms
- Propose limiting to principal residences only
- No change to RRUL



Short-term Accommodations

Any Questions?