

FAST FACTS! on Short Term Vacation Rentals

In January of 2020, the Annapolis City Council passed legislation (O-26-19), a City ordinance that requires short-term vacation rentals to be licensed and inspected. Here are the things you need to know to comply for your VRBO, Air B&B or other short term rental.

For questions or further guidance, please call the City License and Permit office:

410-260-2200



UNITS REQUIRING A CITY LICENSE:



Single-family attached and detached dwellings

Multiple and two-family dwellings

Multi-family dwellings and dwellings above the ground floor of commercial and maritime uses

Dwelling units, including efficiencies

Inspection Requirements

To ensure safe rental dwellings each must pass an annual inspection.

Dwellings must be clean safe and well-maintained. Inspectors check for working smoke alarms, adequate means of egress, operational heating, plumbing and electrical systems. Dwellings must be free from mold, flaking and chipping paint, damaged walls, doors and windows.

The exterior of the property must be maintained including siding, stairs and yards. All dwellings must have adequate garbage cans with tight fitting lids.

Each dwelling unit must pass their inspection before a license will be issued, owners usually have 14 to 30 days to make corrections before a re-inspection occurs.

Restrictions

All units must be City inspected

One short-term rental operating license per licensee

Must reside in the City or have a city-registered property manager

Short-term licenses do not transfer

All units must have clearance from condo board/ HOA or other entity

Must be registered for:

- state sales and use tax

- Anne Arundel County Hotel tax

Must display the operating license in electronic and print advertisement

Exemptions

US Naval Academy Commissioning Week

Spring and Fall Boat Shows

A short-term rental operating license is not required for premises rented exclusively on only those days each year.

Fees & Fines

Operating License:
\$200 per year

Late fee:
\$100 plus \$25 per month

Fine for failure to license:
\$200 per day

Revocations & Non-Renewals

If the police make three-plus calls for service in a 30-day period for complaints, the license may be revoked.

Fraud or misrepresentation in the application may cause the license to be revoked.

Unpaid fines and code violations may cause a license to not be renewed