



**Stonington Short Term Rental Registration Ordinance 2023**  
**Adopted at Town Meeting Monday, March 6, 2023**  
**Frequently Asked Questions (FAQ) Sheet**

**1. Do I need to register my rental property, and if so by when?**

**ANSWER:** Due to Stonington's severe housing shortage. ALL rentals – short-term, seasonal, and year-round – are required to be registered starting April 6, 2023 and **no later than September 1, 2023**. Different requirements apply to different categories of rentals.

**2. What defines a Short-Term Rental (STR)?**

**ANSWER:** Any property rented for less than 30 days to more than one party. For current purposes, any property rented for less than 12 months will be classified as a STR.

**3. Is my rental property grandfathered to use as a Short-Term Rental?**

**ANSWER:** Only properties that can be documented as short-term rentals for a minimum of one year PRIOR TO DECEMBER 31, 2022 are grandfathered under this ordinance if they register prior to MAY 1, 2023. Documentation can take the form of tax returns, receipts, etc. See Article 12 for additional details.

**4. If my property is grandfathered, do I have to register it?**

**ANSWER:** Yes. Properties that are grandfathered must be registered and follow the Operating Standards outlined in Article 4, but do not have to go before the Planning Board with applications for conditional use.

**5. What are the different categories of rentals, and do they have different permitting fees?**

**ANSWER:** There are 3 categories of rentals being permitted, each with its own fee structure (TBD):

- **Short-Term, Owner-Occupied and/or Owned by a Stonington Resident (STR-O)**

- **Short-Term, Non-Owner Occupied (STR)**
- **Year-Round Rental (YRR)**

**6. What is the process for permitting a new or non-owner occupied STR?**

**ANSWER:** Complete a registration form and apply for Planning Board conditional use approval.

**7. Are there more stringent requirements for Non-Owner Occupied STR's?**

**ANSWER:** Yes. This ordinance supports those rentals owned and/or occupied by Stonington residents. Non-Owner Occupied STR's may not be located within 1,000 feet of another Non-Owner Occupied STR. The total number of Non-Owner Occupied STR's able to be registered in a single year is capped.

**8. May I transfer my STR registration when I sell the property?**

**ANSWER:** STR registrations and grandfathering are not transferrable upon sales. They are transferrable through family inheritance of property.

**9. How will this be enforced?**

**ANSWER:** The Town's Code Enforcement Officer will enforce this ordinance. Noise, parking, behavior and other complaints may be routed directly to the Hancock County Sheriff's Department.

**10. Does the Code Enforcement Officer have a right to inspect my property?**

**ANSWER:** The Code Enforcement Officer may inspect any NON-OWNER OCCUPIED STR to ensure Occupancy limits and registration requirements, including Life Safety Codes (including but not limited to proper 911 addressing, fire extinguishers, etc.), are in effect.

**11. Are there penalties for not complying with the terms of this ordinance, and if so what are they?**

**ANSWER:** Yes, there are penalties for prohibited activities as listed in Article 8, as well as for non-compliance with ordinance requirements. The penalty schedule is outlined in Article 13.