



## Short Term Rentals Frequently Asked Questions

**1. What is a short-term rental?**

The City of Seal Beach defines short-term rentals (STRs) as a single residential dwelling unit, or portion thereof, that is offered or provided to paying guests by an STR Owner for 29 or fewer consecutive nights.

**2. Is the City accepting applications for new short-term rental permits?**

No. Property owners interested in submitting a waiting list application can download the application from the STR webpage and submit to [STR@sealbeachca.gov](mailto:STR@sealbeachca.gov) or in person at the Community Development front counter located on the second floor of City Hall.

**3. What are the fees associated with getting a Short-term rental permit?**

Initial applications submission (Year 1)....\$600

Annual Renewal (Years 2+).....\$400

**4. Where can a short-term rental operate in the City?**

STRs are permitted only in the Coastal Zone (areas of the city south of Westminster Blvd). Please note that some communities prohibit STRs through their own private regulations. Consult with your local Homeowners Board or management company to determine if STRs are allowed in your development community. Proof of HOA approval will be required prior to city permit approval.

**5. Does a short-term rental permit run with the land or can it be transferred?**

No. STR permits do not run with the land. Permits do not transfer.

**6. How many Short-Term-Rentals did the City issue?**

33

**7. What are the requirements a Short-Term-Rental operator must follow to stay in compliance?**

See SBMC Section 11.4.05.135 Short-Term Rental of Residentially Zoned Property.

**8. What is the process for City staff review of new and renewal Short-Term-Rental permits?**

Applications are reviewed for completion, property inspections are conducted and permits issued after all business license, insurance and required documentation has been submitted.

**9. Do I need to submit all of the application materials identified on the application for a renewal permit, even if there have been no changes to my property/unit since my original application?**

No. Only proof of renewed insurance policy documents will need to be submitted on a yearly basis.

**10. Will the City send a reminder or notice of the Short-Term Rental Permit expiration date and renewal process?**

Yes. City will issue reminders via email and/or via water billing notices.

**11. Are there taxes associated with using a property for short term rental?**

Yes, operators are required to pay a Transient Occupancy Tax of 12% on or before the last day of the month following the close of each calendar quarter, or at the close of any shorter reporting period that may be established by the tax administrator.