

# WHAT IS A SHORT TERM RENTAL ?

Short-term rentals (STRs) offer a valuable opportunity for property owners in Whitefish to utilize their residential units for periods of less than 30 days, primarily catering to tourists. Recognizing their contribution to our community, the City of Whitefish acknowledges the benefits of STRs in supplementing lodging options and providing economic gains.

However, it's essential to acknowledge the potential impacts of such rentals on our community. Issues such as resident quality of life, parking availability, affordable housing, and strain on city services are all factors affected by the operation of STRs. To ensure a balance between these concerns and the benefits of STRs, the city regulates their operation to safeguard the well-being of owners, neighbors, and visitors alike.

STRs are permitted only in specific zoning districts, namely WB-3, WRR-1, WRR-2, WRB-1, and WRB-2, within the city limits of Whitefish. Property owners intending to engage in STR activities must obtain a Short-Term Rental Permit and Business Registration beforehand. It's important to note that timeshare, hotel, motel, and bed and breakfast uses are not classified as short-term rentals within this regulation framework.

# CONTACT INFORMATION FOR OTHER APPLICABLE GOVERNING AGENCIES

Flathead County Environmental Health  
Department  
406-751-8130  
<https://flathead.mt.gov>

Montana Department of Revenue  
406-444-6900  
<https://mtrevenue.gov>



## CITY OF WHITEFISH PLANNING AND BUILDING DEPARTMENT

Po Box 158  
418 E 2nd Street  
Whitefish, MT 59937  
Phone: 406-863-1246

# CITY OF WHITEFISH

## S H O R T - T E R M R E N T A L I N F O R M A T I O N



CITY OF WHITEFISH  
406-863-1246  
[WWW.CITYOFWHITEFISH.GOV](http://WWW.CITYOFWHITEFISH.GOV)



## PERMITTING

- **Determine Zoning:** Verify that your property is located in an appropriate zoning district for short-term rentals.
- **Complete the Application:** Fill out the Short-Term Rental/Business Registration application.
- **Schedule Fire Life Safety Inspection:** Arrange an annual fire life safety inspection with the Short-Term Rental Specialist to ensure compliance.
- **Report and Remit Resort Tax:** Submit the resort tax monthly, regardless of whether the property has had any stays.

## ENFORCEMENT

**I believe there is an illegal Short-Term Rental Operating in my neighborhood what should I do?**

- Use the online reporter. This will help us identify the correct location of the alleged violation.
- Fill out a paper complaint form available at City Hall.
- The Short - Term Rental Specialist will investigate the alleged violation and respond accordingly

## FAQ's

**Where can short-term rentals be located?**

- Short-term rentals are permitted in specific zoning districts, including WB-3 (General Business District), Resort Residential, and Resort Business Districts.

**What kind of permit is required?**

- You must obtain a Short-Term Rental Permit and Business Registration to operate legally.

**Do I need an inspection?**

- Yes. A yearly Fire Life Safety Inspection is required.

**What is the cost?**

- The annual permit fee is \$400, which must be renewed by January 1st each year. In addition, operators must remit monthly resort tax payments.

**I still have questions. Who can I contact?**

- Reach out to the Short-Term Rental Specialist at 406-863-2410 or email [STR@cityofwhitefish.gov](mailto:STR@cityofwhitefish.gov) for assistance.

