

Can I fill out a paper application?

Unfortunately, no. Applications are only accepted digitally.

How much does a license cost?

For three bedrooms or less, \$325. For four bedrooms or more, \$575.

What documents do I need to apply?

To apply for a license, you will need: a floor plan (labeled with fire extinguishers and carbon monoxide detectors), a parking plan, and either a sewer bill or an HHE-200 form.

"What are my chances of getting a license?"

Strictly speaking, this is impossible to answer. The number of licenses that become available each year is dependent on existing license holders choosing to not renew. This is an unknown variable (unless your property is in the Goose Rocks Beach short-term rental neighborhood, which is exempt from the cap). We currently are operating on a waitlist for new applications.

How do I get on the waitlist?

To get on the waitlist, you must apply for a license during the application period, between the beginning of October and end of December. We cannot add individuals to the waitlist outside of this window.

For more info on short-term rentals, please visit us on the web at:

<https://www.kennebunkportme.gov/code-enforcement-planning/pages/short-term-rentals-0>



Short-Term Rental Program

FAQ

Town of Kennebunkport



6 Elm Street

Kennebunkport, ME 04046

(207) 967-1614



What is “short-term” renting?

Short-term renting is the renting of a residential dwelling unit for less than 30 consecutive days.

What are the rules on “long-term” renting?

If you are renting for 30 days or more at a time, no license is needed.

When can I apply for a license or renewal?

The short-term rental application portal opens on our website in the first week of October each year. The portal closes on the last day in December.

How was the cap set?

The cap was determined by allowing all existing short-term rentals to apply for a license. The cap was ultimately set at the number of licenses issued to existing operators. The licenses are issued based on a formula set

by the Select Board.

I purchased a property with an existing rental license, can I rent short-term?

Yes, the license would be honored through the end of the calendar year. However, the new owner would have to apply for a new license when the portal opens. If licenses are not available at that time, the new application is subject to waitlisting.

How many short-term rentals are licensed in Town?

As of the printing of this brochure, there are 417 active licenses. However, this number does fluctuate each year. This is due to no license cap being placed on the Goose Rocks Beach short-term rental neighborhood.

What is the rental cap?

The short-term rental cap is the maximum number of short-term rentals that may receive a license to operate in the Town. The neighborhood defined as the Goose Rocks Beach Short-Term Rental Neighborhood is exempt from this cap. The Goose Rocks Beach neighborhood is exempt as it has historically been a “summer rental” area.

Where can I read the short-term rental ordinance?

The short-term rental ordinance can be viewed at: <https://ecode360.com/37507767>

I had a license last year; do I need to reapply?

Yes. A renewal application needs to be filed annually to keep possession of your license.