



Short Term Rental FAQ

Get to know the new Short Term Rental By-Law!

Short-Term Rentals (STRs) within the Rural Municipality of Lac du Bonnet are regulated through the Short-Term Rental Licensing and Regulation By-Law No. 12-24. The By-Law was passed on April 8, 2025.

[Please see here](#) for the full *Short Term Rental Licensing and Regulation By-Law*.

General FAQ:

What is considered an STR?

An STR is any residential dwelling or part of a residential unit that is being used to provide temporary accommodation for a continuous period of fewer than 30 days. Dwelling/unit types considered STRs, if being used for that purpose, include single-family dwellings, seasonal cottages, secondary suites, condominium units, apartment units, mobile homes, row houses, and townhouses.

The following types of properties are not considered STRs and are regulated by other By-Laws and/or codes: commercial hotels, commercial motels, inns, bed and breakfasts, campgrounds, travel trailer parks, RV parks, long-term rentals, and private boarding.

Why is an STR By-Law needed?

The number of STR properties in the RM have grown greatly over the past number of years and STRs have become a very popular option for many when looking for accommodations. These include properties posted on Airbnb and other platforms.

We passed the By-Law – which was the product of extensive research, collaboration, and community consultation over 2.5 years – to ensure the safe operation and occupation of these properties, reduce the negative impact on neighbours and neighbourhoods, support the tourism industry and local businesses, and ensure cost recovery through licensing fees and permits.

Who needs to apply for an STR permit and licence?

All individuals operating an existing STR in any dwelling/unit within the RM and all individuals wishing to operate a new STR in any dwelling/unit must apply for a permit and licence.

How will the By-Law be enforced?

Enforcement Officers (Prairie By-Law) will be responsible for enforcement and have power to:

- 1. inspect STRs*
- 2. investigate complaints*
- 3. order an STR to stop operation*
- 4. refuse a licence or licence renewal*
- 5. suspend, cancel, or revoke a licence*
- 6. to enforce offenses under the most-current Enforcement By-Law.*

That being said, we are hoping for a high level of voluntary compliance because the purpose of the By-Law isn't to make life difficult for anyone.

I have another question that wasn't addressed here. Who do I contact?

Please call our Administrative Office at 204-345-2619 and our staff would be happy to answer questions. Hours are Monday to Friday, 8:30 a.m. to 4:30 p.m. You can also submit questions via email to rmldb@lacdubonnet.com.

STR Owners FAQ:

I run an STR or plan to run one in the future. What do I have to do?

Apply for an STR Permit and STR licence with the RM. You also need to provide written notice to all property owners immediately adjacent to your property that you are running an STR. We encourage you to notify as many neighbours as you see fit in addition to immediate adjacent neighbours.

For your convenience, we have prepared a standardized fillable [Notice of STR Operation](#) form. It is the responsibility of the STR owner to ensure delivery and document proof of delivery.

While not mandatory, STR owners are encouraged to obtain letters of support from neighbours to strengthen their application.

What are the steps to getting a permit and licence?

Submit a completed and signed STR permit application, self-inspection checklist, and provide the required documents and fees to our Administrative Office. You can find fillable application forms on our website's Short-Term Rentals page or hard copies at our office.

Also provide:

- 1. Proof of ownership of the dwelling unit, such as a tax certificate or certificate of title*
- 2. If there is more than one owner of the dwelling unit, written approval from the other owner(s) to use the dwelling unit as an STR*
- 3. If the dwelling unit is a condominium, proof that an STR is not prohibited in the declaration, By-Laws, and rules of the condominium corporation.*
- 4. The name, cell phone number, and email address of a contact person who can respond and deal with any matter arising from the use of the dwelling unit for an STR immediately.*
- 5. A site and floor plan sketch of the dwelling unit showing all areas of intended rental use including, if the dwelling is a condominium or apartment, common areas in the whole building.*
- 6. Photographs of the front and back of the dwelling unit.*
- 7. An emergency evacuation plan of the dwelling unit for use in an emergency.*
- 8. Signed declaration that adjacent neighbors have been served with the Notice of STR Operation.*

How much does the permit and licence cost?

The permit is a one-time non-refundable \$1500 fee. The licence is \$200 annually.

When do I have to get the permit and licence by?

You need to begin the permit and application process with our Administrative Office by July 1, 2025.

What is the term of an STR licence?

Licences are valid for a one-year term and renewed annually on June 30.

What do I have to do within or outside my property?

There are various things STR owners need to do to ensure their properties are safe, clean, non-disruptive to neighbours, and compliant with the STR By-Law, all municipal By-Laws, and other regulations. Please refer to our STR Operation Requirements Quick Sheet for requirements.

The owner must ensure tenants and guests dispose of garbage and waste properly and do not litter or dispose of waste on private property, public spaces, roadways, boat launches or any other unauthorized areas. The owner is responsible for informing tenants of proper waste disposal procedures and ensuring compliance with municipal regulations.

How long can guests stay at my STR?

They can stay for a maximum of 29-consecutive nights per booking.

Is there a limit to the number of STRs I can operate?

No. STR owners may own and operate any number of STRs within the RM. However, keep in mind that only owners of properties or an authorized agent approved by the owner can apply for permits and licenses.

Can my neighbours stop me from having an STR?

No. However, you need to inform them in writing that you are operating an STR. It's important to be a good neighbour and ensure your STR and guests aren't disrupting or causing problems for anyone else.

Adjacent property owners who oppose an STR application may submit their concerns in writing to the municipality and may also register as a delegation to speak before Council at a regular Council meeting. All objections and concerns presented will be considered when determining the approval of the application

Will my STR be inspected?

It could be. The STR Officer/Enforcement Officer has the power to request reasonable access to the STR and property to conduct an inspection to ensure compliance. Inspections could take place days, evenings, or weekends. The Officer is also able to request an inspection to determine qualification for an STR permit.

What if someone complains about my STR?

The licensee must be able to be contacted and immediately respond to any complaints received from a neighbour. Neighbours and the public can file complaints to Prairie By-Law and the RM through [Service Tracker](#). Complaints filed will be investigated.

A history of valid complaints regarding disturbances, safety concerns, or misuse of the property could lead to your licence being suspended or canceled.

Can I lose my licence?

Yes. The Enforcement Officer may cancel or revoke an STR licence for any of the reasons stated in Section 13 of the By-Law. The suspension or cancelation will be made in writing, signed by the Officer, and served on the licensee at the address included in the STR licence application or renewal, or the last known address, and delivered to the licensee by registered mail.

Can I appeal a permit denial or enforcement action?

Yes. Appeals can be submitted in writing to the RM within 14 days of denial or enforcement action.

I run a hotel, motel, inn, bed and breakfast, campground, travel trailer park, or RV park. Does this By-Law apply to me?

No. The STR By-Law doesn't apply to these property types. These property types are regulated by other By-Laws/codes.

What if I operate an STR without a permit and licence?

Operating without a permit and licence could result in fines, enforcement actions, and possible legal proceedings.

Schedule A of the STR By-Law outlines all fines.

I have another question that wasn't addressed here. Who do I contact?

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Resident/Neighbour FAQ:

Why didn't you ban STRs like some places have?

We wanted to take a balanced approach, because well-run STRs are beneficial to the community, visitors, the local economy, local businesses, and tourism. Lac du Bonnet doesn't have a lot of hotels like some areas do and STRs play a role in allowing more people to enjoy our Four-Seasons Playground.

How will the By-Law be enforced?

Our Enforcement Officer(s) will be responsible for enforcement and have power to:

- 1. inspect STRs*
- 2. investigate complaints*
- 3. order an STR to stop operation*
- 4. refuse a licence or licence renewal*
- 5. suspend, cancel, or revoke a licence*
- 6. to enforce offenses under the most-current Enforcement By-Law.*

That being said, we are hoping for a high level of voluntary compliance because the purpose of the By-Law isn't to make life difficult for anyone.

Can I stop my neighbour from running an STR?

No. However, they are obligated to inform adjacent neighbours in writing they're operating an STR and be available to respond via phone or text to any concerns or complaints you have.

Adjacent property owners who oppose an STR application may submit their concerns in writing to the RM and may also register as a delegation to speak before Council at a regular Council meeting. All objections and concerns presented will be considered when determining the approval of the application.

How can I report a disruptive STR?

If you're an adjacent neighbour, the first step should be to contact the STR owner directly with the number they provided you.

If that doesn't resolve the issue or they are unreachable, please contact Prairie By-Law at 204-809-3231 and [submit a Service Tracker request](#) on our website so the complaint can be kept on file.

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