

PLANNING AND DEVELOPMENT COMMITTEE

TO: *MAYOR AND COUNCILLORS*

SUBJECT: NOM: SHORT-TERM RENTAL

RECOMMENDATION:

THAT staff explore the feasibility and advisability of amending the Burnaby Zoning Bylaw to allow short-term rental of a portion of a primary dwelling containing a secondary suite when the secondary suite is rented long-term, as outlined in the report titled “NOM:Short Term Rental”, of the Open meeting of the Planning and Development Committee.

REPORT

The Planning and Development Committee, at its meeting held on September 25, 2024, received the *attached* report providing a Notice of Motion (NOM) from Councillor Lee that was referred to the Committee from the Open Council meeting held on September 9, 2024, for the Committee’s further review and consideration

The Committee reviewed the request and agreed that the matter be investigated further by staff.

Arising from discussion, the Committee adopted the recommendation and requested staff explore the feasibility and advisability of the amendment, as part of the on-going review process.

On behalf of the Planning and
Development Committee,

Mayor M. Hurley
Chair

Councillor P. Calendino
Vice Chair

TO: CHAIR AND MEMBERS
PLANNING AND DEVELOPMENT COMMITTEE

SUBJECT: NOM: SHORT-TERM RENTAL

RECOMMENDATION:

THAT the Notice of Motion seeking amendment of the Burnaby Zoning Bylaw to allow short-term rental of a portion of a primary dwelling containing a secondary suite when the secondary suite is rented long-term be **REFERRED** to the Planning and Development Committee to be considered in relation to the Short-Term Rental Bylaw.

REPORT

Burnaby City Council, at the Open Council meeting held on September 9, 2024, received the attached Notice of Motion (NOM) from Councillor Lee seeking amendment to the Burnaby Zoning Bylaw to allow short-term rental of a portion of a primary dwelling containing a secondary suite when the secondary suite is rented long-term.

This report is forwarded to the Planning and Development Committee for further review and consideration in relation to the Short-Term Rental Bylaw.

Respectfully submitted,

Blanka Zeinabova
Sr. Manager Legislative Services

Attachment 1 – NOM: Short-Term Rental

TO: MAYOR & COUNCIL

FROM: COUNCILLOR LEE

SUBJECT: SHORT-TERM RENTAL

PURPOSE: To amend the Burnaby Zoning Bylaw to allow short-term rental of a portion of a primary dwelling containing a secondary suite when the secondary suite is rented long-term.

RECOMMENDATION

THAT staff explore the feasibility and advisability of amending the Burnaby Zoning Bylaw to allow short-term rental of a portion of a primary dwelling containing a secondary suite when the secondary suite is rented long-term.

BACKGROUND

Housing is a key element of a sustainable community. Burnaby supports a range of housing opportunities through its regulatory powers, which help determine the location and type of housing that can be built in the City, and through policies and programs that encourage development of affordable and special needs housing. Burnaby advocates to senior levels of government on housing issues, and work with government, non-profit and private sector partners to deliver more housing.

FINANCIAL IMPACTS

Unknown at this time.

DISCUSSION

The City's approach to managing short-term rentals is designed to allow homeowners to utilize the home they live in as a short-term rental while ensuring that these rentals do not affect Burnaby's long-term rental housing stock.

Currently, homeowners are limited to renting a portion of their principal residence as a short-term rental for a maximum of 90 nights per calendar year, but are not permitted to have the short-term rental use within the principal residence if the building also contains a secondary suite.

*NOM – Short-term rental
September 9, 2024*

To support Burnaby residents, seek compliance with the City's rules and regulations, create more housing options, as well as to balance and protect rental housing and neighbourhoods, it is recommended that staff explore the feasibility and advisability of amending the Burnaby Zoning Bylaw to allow short-term rental of a portion of a primary dwelling containing a secondary suite when the secondary suite is rented long-term, as is currently permitted in Vancouver, Coquitlam and New Westminster.

Respectfully submitted,

COUNCILLOR LEE

ATTACHMENTS

No attachments.