

SENATE BILL 1038

By Yarbro

AN ACT to amend Tennessee Code Annotated, Title 5;
Title 6; Title 7; Title 13; Title 56; Title 62; Title 66;
Title 67 and Title 68, relative to short-term rentals.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Title 62, Chapter 7, is amended by adding the following new section:

(a) This chapter shall not apply to a short-term rental.

(b) For purposes of this section, "short-term rental":

(1) Means a residential dwelling of any type, including, but not limited to, a single-family residence, apartment, condominium, or cooperative, in which a person can obtain, for consideration, sleeping accommodations for less than thirty (30) consecutive days;

(2) Includes vacation lodging as defined by § 67-4-702 and property used to provide hospitality services as defined by § 68-120-101(i); and

(3) Does not include a bed and breakfast establishment or bed and breakfast homestay, as defined by § 68-14-502(1), a hotel, or a time-share program as defined by § 66-32-102.

SECTION 2. This act shall take effect July 1, 2017, the public welfare requiring it.