

TOWN OF BROOKFIELD

Zoning Application Form for a Permit to Rent a Residential Dwelling Short-Term

The following definitions and regulations govern Short-Term Rentals of Residential Dwellings in the Town of Brookfield. Please read them carefully to be sure you understand them. In the event you are granted a permit for a "short-term rental," you will be required to sign an affidavit stating that you agree to abide by the regulations. If you have any questions about them, do not hesitate to call the Land Use Office at 203 775 7316.

ARTICLE 2. DEFINITIONS

2.2 Defined Terms. Lodging.

Short-Term Rental: The temporary rental of a dwelling unit or part of a property for occupancy by someone other than the unit's owner or permanent resident for no more than fourteen (14) consecutive days during any six-month period, with no property being used for such temporary rental more than three (3) times during any six-month period.

A. Purpose. To allow short-term rental of dwelling units as an accessory use in residential districts by Zoning Permit.

B. Standards.

1. No more than two (2) adult guests per bedroom, and any associated children, are permitted for the duration of the short-term rental.
2. Accessory buildings and structures may be used for short-term rental, provided the owner or permanent resident of the principal dwelling unit remains on the premises for the duration of the short-term rental.
3. The short-term rental shall not materially disrupt the residential character of the neighborhood.
4. No signs are permitted in association with the short-term rental.

ARTICLE 3. RESIDENTIAL DISTRICTS

Sec. 3.3.B(3). Principal Uses and Structures. Permitted by Zoning Permit: Short-term rentals (See additional requirements at Sec. 3.19)

Sec. 3.19 Short-Term Rental

Obtain the following information from the Tax Assessor's property record card found on the [Town's Website](#) or here <https://gis.vgsi.com/brookfieldct/Search.aspx>

1. Short-term rental unit address: _____
2. In addition to the main dwelling, are there other dwelling units on the property (e.g., accessory apartment, guest cottage)? _____
3. List all other structures on the property (i.e., garage, barn, shed, pool, etc.) If none, write "N/A". _____
4. Number of bedrooms in the short-term rental unit: _____
5. Total number of overnight adults permitted per any short-term rental period _____

6. Applicant/Agent:

7. Owner of Record (If same, write "SAME")

Name: _____

Name: _____

Address: _____

Address: _____

Email: _____

Email: _____

Mobile: _____

Phone #: _____

7. I intend to rent out the dwelling unit during the following periods. Fill in each box using the lower case letter "x" and the space bar to advance across a month.

	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31
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Affidavit of Owner

I apply herewith for a Zoning Permit to allow me to rent, on a short-term basis, as defined in the Zoning Regulations of the Town of Brookfield, my home or a portion thereof. I certify that I have reviewed the applicable Zoning Regulations and attest that no short-term rental of the dwelling unit approved by this permit shall occur for longer than a period of two weeks. Furthermore, I shall not rent out said dwelling unit more than three times during any six-month period (even if any one rental period is less than 14 days) and, therefore, not more than six weeks in total during any six month period.

Date: _____

Owner's Signature

I certify that the above information is accurate, current, and complete and I understand that any information subsequently determined to be false or misleading may cause the permit to be revoked and/or enforcement actions to be taken.

Date: _____

Applicant's Signature