

Basic information	
<p>2022/0358(COD)</p> <p>COD - Ordinary legislative procedure (ex-codecision procedure) Regulation</p>	Procedure completed
<p>Data collection and sharing relating to short-term accommodation rental services</p> <p>Amending Regulation 2018/1724 2017/0086(COD)</p> <p>Subject</p> <p>1.20.05 Public access to information and documents, administrative practice 2.80 Cooperation between administrations 3.30.06 Information and communication technologies, digital technologies 4.50 Tourism</p>	

Key players				
European Parliament	Committee responsible		Rapporteur	Appointed
	IMCO	Internal Market and Consumer Protection	VAN SPARRENTAK Kim (Greens/EFA)	09/02/2023
			Shadow rapporteur	
			THALER Barbara (EPP)	
			BENIFEI Brando (S&D)	
			IJABS Ivars (Renew)	
		FIDANZA Carlo (ECR)		
		BASSO Alessandra (ID)		
		KONEČNÁ Kateřina (The Left)		
Committee for opinion		Rapporteur for opinion	Appointed	
TRAN	Transport and Tourism	CUTAJAR Josianne (S&D)	19/01/2023	
LIBE	Civil Liberties, Justice and Home Affairs (Associated committee)	The committee decided not to give an opinion.		
Council of the European Union				
European Commission	Commission DG		Commissioner	
	Internal Market, Industry, Entrepreneurship and SMEs		BRETON Thierry	

Key events

Date	Event	Reference	Summary
07/11/2022	Legislative proposal published	COM(2022)0571 	Summary
21/11/2022	Committee referral announced in Parliament, 1st reading		
11/05/2023	Referral to associated committees announced in Parliament		
19/09/2023	Vote in committee, 1st reading		
19/09/2023	Committee decision to open interinstitutional negotiations with report adopted in committee		
21/09/2023	Committee report tabled for plenary, 1st reading	A9-0270/2023	Summary
02/10/2023	Committee decision to enter into interinstitutional negotiations announced in plenary (Rule 71)		
04/10/2023	Committee decision to enter into interinstitutional negotiations confirmed by plenary (Rule 71)		
24/01/2024	Approval in committee of the text agreed at 1st reading interinstitutional negotiations	GEDA/A/(2024)000194 PE758.016	
28/02/2024	Debate in Parliament		
29/02/2024	Decision by Parliament, 1st reading	T9-0112/2024	Summary
29/02/2024	Results of vote in Parliament		
18/03/2024	Act adopted by Council after Parliament's 1st reading		
11/04/2024	Final act signed		
29/04/2024	Final act published in Official Journal		

Technical information

Procedure reference	2022/0358(COD)
Procedure type	COD - Ordinary legislative procedure (ex-codecision procedure)
Procedure subtype	Legislation
Legislative instrument	Regulation
Amendments and repeals	Amending Regulation 2018/1724 2017/0086(COD)
Legal basis	Rules of Procedure EP 57_o Treaty on the Functioning of the European Union TFEU 114
Other legal basis	Rules of Procedure EP 165
Mandatory consultation of other institutions	European Economic and Social Committee
Stage reached in procedure	Procedure completed
Committee dossier	IMCO/9/10596

Documentation gateway

European Parliament

Document type	Committee	Reference	Date	Summary
Committee draft report		PE746.732	04/05/2023	
Amendments tabled in committee		PE749.042	05/06/2023	
Committee opinion	TRAN	PE746.981	20/07/2023	
Committee report tabled for plenary, 1st reading/single reading		A9-0270/2023	21/09/2023	Summary
Text agreed during interinstitutional negotiations		PE758.016	06/12/2023	
Text adopted by Parliament, 1st reading/single reading		T9-0112/2024	29/02/2024	Summary

Council of the EU

Document type	Reference	Date	Summary
Coreper letter confirming interinstitutional agreement	GEDA/A/(2024)000194	06/12/2023	
Draft final act	00077/2023/LEX	11/04/2024	

European Commission

Document type	Reference	Date	Summary
Legislative proposal	COM(2022)0571 	07/11/2022	Summary
Document attached to the procedure	SEC(2022)0393 	07/11/2022	
Document attached to the procedure	SWD(2022)0348 	07/11/2022	
Document attached to the procedure	SWD(2022)0349 	07/11/2022	
Document attached to the procedure	SWD(2022)0350 	07/11/2022	
Commission response to text adopted in plenary	SP(2024)270	08/07/2024	

National parliaments

Document type	Parliament /Chamber	Reference	Date	Summary
Contribution	CZ_CHAMBER	COM(2022)0571	09/02/2023	
Contribution	CZ_SENATE	COM(2022)0571	20/02/2023	
Contribution	IT_SENATE	COM(2022)0571	05/04/2023	

Other institutions and bodies

Institution/body	Document type	Reference	Date	Summary
EDPS	Document attached to the procedure	N9-0012/2023 OJ C 060 17.02.2023, p. 0014	16/12/2022	
EESC	Economic and Social Committee: opinion, report	CES5400/2022	22/02/2023	
CofR	Committee of the Regions: opinion	CDR4144/2022	15/03/2023	

Additional information		
Source	Document	Date
EP Research Service	Briefing	06/02/2024
European Commission	EUR-Lex	

Meetings with interest representatives published in line with the Rules of Procedure

Rapporteurs, Shadow Rapporteurs and Committee Chairs

Transparency				
Name	Role	Committee	Date	Interest representatives
VAN SPARRENTAK Kim	Rapporteur	IMCO	02/07/2024	allyourz.nl
THALER Barbara	Shadow rapporteur	IMCO	28/11/2023	Airbnb Ireland UC
BENIFEI Brando	Shadow rapporteur	IMCO	04/07/2023	eu travel tech
IJABS Ivars	Shadow rapporteur	IMCO	26/06/2023	Airbnb Ireland UC
KOVAŘÍK Ondřej	Shadow rapporteur for opinion	TRAN	02/06/2023	Tatra Trucks a.s.
BENIFEI Brando	Shadow rapporteur	IMCO	30/05/2023	Katholieke Universiteit te Leuven
CHAIBI Leila	Shadow rapporteur for opinion	TRAN	26/05/2023	Housing Europe
KONEČNÁ Kateřina	Shadow rapporteur	IMCO	24/05/2023	Eurocities
THALER Barbara	Shadow rapporteur	IMCO	16/05/2023	Privatvermieterverband Tirol
THALER Barbara	Shadow rapporteur	IMCO	11/05/2023	Europaregion Tirol-Südtirol-Trentino Euregio Inntal
THALER Barbara	Shadow rapporteur	IMCO	04/05/2023	BMW Perm Rep of Austria
BENIFEI Brando	Shadow rapporteur	IMCO	03/05/2023	EUROPEAN HOTEL FORUM

IJABS Ivars	Shadow rapporteur	IMCO	03/05/2023	EUROPEAN HOTEL FORUM
THALER Barbara	Shadow rapporteur	IMCO	02/05/2023	Magistrat Stadt Innsbruck
CUTAJAR Josianne	Rapporteur for opinion	TRAN	27/04/2023	Sonder
CUTAJAR Josianne	Rapporteur for opinion	TRAN	27/04/2023	Booking.com B.V.
BASSO Alessandra	Shadow rapporteur	IMCO	27/04/2023	Pro.Loca.Tur
THALER Barbara	Shadow rapporteur	IMCO	26/04/2023	Städteallianz Verbindungsbüro Wien
CUTAJAR Josianne	Rapporteur for opinion	TRAN	26/04/2023	Airbnb Ireland UC Awaze Limited European Holiday Home Association Expedia Group Amsterdam Gastvrij ALEP - Associação do Alojamento Local em Portugal and hosts present during a consultation session
CUTAJAR Josianne	Rapporteur for opinion	TRAN	25/04/2023	H/Advisors Cicero representing the European Hotels Forum
BENIFEI Brando	Shadow rapporteur	IMCO	20/04/2023	HOTREC, Hotels, Restaurants & Cafés in Europe
CUTAJAR Josianne	Rapporteur for opinion	TRAN	13/04/2023	ANEC - The European consumer voice in standardisation
BENIFEI Brando	Shadow rapporteur	IMCO	13/04/2023	Airbnb Ireland UC
BENIFEI Brando	Shadow rapporteur	IMCO	13/04/2023	CONFEDILIZIA
CUTAJAR Josianne	Rapporteur for opinion	TRAN	11/04/2023	Malta Tourism Authority
VAN SPARRENTAK Kim	Rapporteur	IMCO	30/03/2023	Airbnb Ireland UC
KOVAŘÍK Ondřej	Shadow rapporteur for opinion	TRAN	30/03/2023	Booking.com B.V.
CUTAJAR Josianne	Rapporteur for opinion	TRAN	29/03/2023	European Cities Alliance
CUTAJAR Josianne	Rapporteur for opinion	TRAN	29/03/2023	Adevinta ASA
KOVAŘÍK Ondřej	Shadow rapporteur for opinion	TRAN	29/03/2023	AirBnB
BENIFEI Brando	Shadow rapporteur	IMCO	29/03/2023	Sonder Europe Ltd
CUTAJAR Josianne	Rapporteur for opinion	TRAN	22/03/2023	European Commission, DG GROW
VAN SPARRENTAK Kim	Rapporteur	IMCO	22/03/2023	Fondation Abbé Pierre FEANTSA
BENIFEI Brando	Shadow rapporteur	IMCO	22/03/2023	Booking.com B.V.

CUTAJAR Josianne	Rapporteur for opinion	TRAN	21/03/2023	Representatives from the Government of the Balearic Islands, including representatives of the Regional Government, of the Regional Minister for Tourism, Jobs and Economic model for the Balearic and of the Regional Minister for Budget and External Action
VAN SPARRENTAK Kim	Rapporteur	IMCO	21/03/2023	Expedia Group
BENIFEI Brando	Shadow rapporteur	IMCO	21/03/2023	Balearic Islands (Spain) regional government
VAN SPARRENTAK Kim	Rapporteur	IMCO	20/03/2023	International Union of Tenants
VAN SPARRENTAK Kim	Rapporteur	IMCO	20/03/2023	Airbnb Ireland UC
BENIFEI Brando	Shadow rapporteur	IMCO	14/03/2023	eu travel tech
KOVAŘÍK Ondřej	Shadow rapporteur for opinion	TRAN	14/03/2023	EU Travel Tech
CUTAJAR Josianne	Rapporteur for opinion	TRAN	13/03/2023	Members and stakeholders present during a consultation session organised by the Malta Business Bureau, including the Malta Business Chamber and Malta Hotels and Restaurants Association
CHAIBI Leila	Shadow rapporteur	IMCO	09/03/2023	eu travel tech
KONEČNÁ Kateřina	Shadow rapporteur	IMCO	09/03/2023	eu travel tech
VAN SPARRENTAK Kim	Rapporteur	IMCO	07/03/2023	Trust Tester Solutions
VAN SPARRENTAK Kim	Rapporteur	IMCO	07/03/2023	HOTREC, Hotels, Restaurants & Cafés in Europe
CUTAJAR Josianne	Rapporteur for opinion	TRAN	01/03/2023	European Holiday Home Association
KOVAŘÍK Ondřej	Shadow rapporteur for opinion	TRAN	28/02/2023	HORTEC
CUTAJAR Josianne	Rapporteur for opinion	TRAN	15/02/2023	Airbnb Ireland UC
CUTAJAR Josianne	Rapporteur for opinion	TRAN	15/02/2023	Expedia Group
KOVAŘÍK Ondřej	Shadow rapporteur for opinion	TRAN	14/02/2023	Utopia/ Expedia
CUTAJAR Josianne	Rapporteur for opinion	TRAN	09/02/2023	Booking.com B.V.
CUTAJAR Josianne	Rapporteur for opinion	TRAN	09/02/2023	HOTREC, Hotels, Restaurants & Cafés in Europe
CUTAJAR Josianne	Rapporteur for opinion	TRAN	07/02/2023	eu travel tech

Other Members

Transparency		
Name	Date	Interest representatives
FLANAGAN Luke Ming	14/09/2023	Threshold Ireland
CLUNE Deirdre	28/06/2023	Airbnb Ireland UC
FITZGERALD Frances	27/06/2023	Airbnb Ireland UC
FLANAGAN Luke Ming	07/06/2023	Threshold Ireland
MALDONADO LÓPEZ Adriana	06/06/2023	Secretario de Industria, Comercio y Turismo de España
MALDONADO LÓPEZ Adriana	23/05/2023	Consejero de Turismo, Comercio y Consumo del País Vasco
BILBAO BARANDICA Izaskun	23/05/2023	Gobierno Vasco
MALDONADO LÓPEZ Adriana	27/04/2023	Comunidad de anfitriones de España
MALDONADO LÓPEZ Adriana	20/04/2023	Airbnb
MALDONADO LÓPEZ Adriana	29/03/2023	Representación Permanente de España Ante la Unión Europea
BILBAO BARANDICA Izaskun	28/03/2023	Colegio de Registradores de España
MALDONADO LÓPEZ Adriana	21/03/2023	Consejero de Trabajo y Turismo de Baleares
HOMS GINEL Alicia	21/03/2023	HOTREC, Hotels, Restaurants & Cafés in Europe
ANGEL Marc	14/02/2023	Airbnb Ireland UC
MALDONADO LÓPEZ Adriana	25/01/2023	Consejería de Hacienda y Relaciones Exteriores de las Islas Baleares

Final act
Regulation 2024/1028 OJ OJ L 29.04.2024 Summary

Data collection and sharing relating to short-term accommodation rental services

2022/0358(COD) - 21/09/2023 - Committee report tabled for plenary, 1st reading/single reading

The Committee on the Internal Market and Consumer Protection adopted the report by Kim VAN SPARRENTAK (Greens/EFA, NL) on the proposal for a regulation of the European Parliament and of the Council on data collection and sharing relating to short-term accommodation rental services and amending Regulation (EU) 2018/1724.

The proposal aims to establish harmonised rules for the collection and sharing of data with the competent authorities regarding the provision of short-term rental services offered by hosts through online short-term rental platforms.

The committee recommended that the European Parliament's position, adopted at first reading under the ordinary legislative procedure, should amend the proposal as follows:

Registration procedures

Registration procedures should be provided **online, free of charge**, and allow for the automatic and immediate issue of a registration number for a specific unit. Registration numbers should appear in a **public and easily accessible register**.

Members also recommended that, with regard to the information to be provided by hosts as part of the registration procedures, the list of information enabling the precise identification of a unit should be extended. Thus, for each unit, the host will have to communicate: (i) the specific address of the unit including, where relevant the apartment and mailbox number and the floor that the unit is on, or any other type of information that allows its precise identification; (ii) where applicable, whether the host has obtained an authorisation, under an authorisation scheme, to offer short-term rental accommodation services from the relevant competent authority.

Verification by competent authorities

Members considered that to counterbalance the automatic issuance of a registration number, **greater powers** should be given to competent authorities in case of incorrect information or serious doubts about validity of a registration number, such as granting them possibility to withdraw the validity of such number, as well as possibility to request online short-term rental platforms to provide further information and remove access to the illegal listings.

Where a competent authority establishes that the host has not, through wilful misconduct or gross negligence, corrected the required information or has provided information that is not authentic or valid, it may take the additional measures required to **prevent the commercialisation of a unit**.

Compliance by design

Article 13 of the proposal requires Member States to draw up and make publicly available, free of charge, the following lists: (a) the list of areas where a registration procedure applies in their territory; (b) list of areas for which competent authorities have requested data from providers of online short-term rental platforms.

Online short-term rental platforms should:

- before allowing the relevant host to use their services, by means of the lists made available pursuant to Article 13, make every effort to assess whether the information is reliable and complete, it being understood that hosts are responsible for the accuracy and reliability of that information for the purposes of the Regulation;
- make reasonable efforts to randomly check on a regular basis, the listings on the platform concerning the existence or not of a registration procedure;
- adequately inform hosts of the applicability in a given area of registration procedures or data sharing obligations.

Online short-term rental platforms should be responsible for the completeness and accuracy of the datasets they transmit to competent authorities.

Establishment and functionalities of Single Digital Entry Points

The Commission should adopt **implementing acts** laying down common technical specifications and procedures to ensure interoperability of solutions for the functioning of the Single Digital Entry Points and the seamless exchange of data, including common specifications: (i) to establish a standardised structure of registration numbers, (ii) to develop an Application Programming Interface for platforms to connect with in order to share data with national Single Digital Entry Points and (iii) to ensure full interoperability.

Information obligations

Competent authorities should promote awareness of the rights and obligations under this Regulation in their respective territories and provide information necessary to enable public authorities, online short-term rental platforms and hosts, to **understand the rules, procedures and requirements** of this Regulation relating to the provision of short-term accommodation rental services within their territories. Competent authorities should regularly update the information available on the Single Digital Gateway.

Evaluation

The report introduces certain changes with regard to the evaluation, reducing the period at the end of which it will be evaluated from **five to four years**. The evaluation will cover:

- the extent to which online short-term rental platforms comply with the obligations laid down under this Regulation;
- the effectiveness of enforcement and cooperation at cross-border level where short-term accommodation rental services are provided cross-border;
- the need to establish a **centralised Single Digital Entry Point** at Union level in order to provide for a unique interface for short-term rental platforms and ease the sharing of activity data.

Lastly, the application date has been brought forward from 24 to **18 months**.

Data collection and sharing relating to short-term accommodation rental services

2022/0358(COD) - 07/11/2022 - Legislative proposal

PURPOSE: to harmonise and streamline the framework for generation and data sharing in short-term accommodation rental services across the EU.

PROPOSED ACT: Regulation of the European Parliament and of the Council.

ROLE OF THE EUROPEAN PARLIAMENT: the European Parliament decides in accordance with the ordinary legislative procedure and on an equal footing with the Council.

BACKGROUND: short-term accommodation rentals (STRs) are an increasingly important part of the tourism sector. They represent nearly one quarter of the total EU supply of tourist accommodation, and this has been boosted by the emergence of online platforms.

While short-term accommodation rental services create many opportunities for guests, hosts and the entire tourism ecosystem, their rapid growth has also triggered concerns and challenges. One of the main challenges is the lack of reliable information about short-term accommodation rental services, such as the identity of the host, the location where those services are being offered, and their duration.

In order to obtain information from hosts and online short-term rental platforms, public authorities at national, regional and local level are increasingly taking steps to impose registration systems and other transparency requirements, including on such platforms. However, the legal obligations regarding data production and sharing differ considerably within and between Member States.

The disparity in transparency requirements hinders the realisation of the full potential of short-term accommodation rental services and is detrimental to the proper functioning of the internal market. Harmonised rules for the production and sharing of data on short-term rental accommodation services are therefore necessary to ensure that public authorities have easy access to good quality data on short-term rental accommodation services, so that they can develop and implement appropriate policies in an efficient and proportionate way.

CONTENT: the proposal aims to establish **harmonised rules for data collection and data sharing with competent authorities relating to the provision of short-term accommodation rental services** offered by hosts through online platforms. More specifically, the proposal offers:

- a harmonised approach to **registration schemes for hosts**, with an obligation for public authorities to maintain appropriately designed registration schemes if they want to obtain data for policymaking and enforcement purposes;
- obligations for online platforms to enable hosts to **display registration numbers** (which will ensure hosts' compliance with registration requirements) and to share specific data about hosts' activities and their listings with public authorities;
- specific tools and procedures to ensure that **data sharing** is safe, compliant with the General Data Protection Regulation, and cost-effective for all parties involved.

In concrete terms, the proposal would require public authorities wanting to obtain data from online platforms for policymaking and enforcement purposes to maintain, as a first step, a registration scheme for hosts and their units, which would need to comply with certain requirements.

Online platforms would be obliged to require hosts to provide this registration number and to periodically share a pre-defined set of data with public authorities (e.g. the number of expected and actual bookings, and the number of guests that stayed in a unit per booking).

Member States would have to establish a Single Digital Entry Point to permit the transfer of data, and would have to clearly state which obligations apply to hosts and online platforms on their territory.

Data collection and sharing relating to short-term accommodation rental services

2022/0358(COD) - 29/02/2024 - Text adopted by Parliament, 1st reading/single reading

The European Parliament adopted by 493 votes to 14, with 33 abstentions, a legislative resolution on the proposal for a regulation of the European Parliament and of the Council on data collection and sharing relating to short-term accommodation rental services and amending Regulation (EU) 2018 /1724.

The proposal aims to establish harmonised rules for the collection and sharing of data with the competent authorities regarding the provision of short-term rental services offered by hosts through online short-term rental platforms.

It aims to promote a transparent and responsible platform economy in the EU, while protecting consumers from fraudulent short-term rental offers.

The European Parliament's position adopted at first reading under the ordinary legislative procedure amends the Commission's proposal as follows:

Registration procedures

A Member State that imposes a requirement on online short-term rental platforms to transmit data to competent authorities in accordance with this Regulation should establish or maintain a registration procedure for units located in areas of its territory where such data transmission requirement applies.

Member States should ensure that:

- registration procedures operate on the basis of declarations made by hosts;
- registration procedures are provided **online, and free of charge, where possible, or at a reasonable and proportionate cost**, and allow for the automatic and immediate issue of a registration number, that shall not include personal data;
- registration procedures are subject to effective appeal mechanisms within the Member State;
- registration numbers are included in a **public and easily accessible registry**;
- hosts are able to submit all documents required as part of the registration process in a digital format.

Information to be provided by hosts

The amended text states that for each unit, the host should submit a declaration containing the following information:

- the specific address of the unit including, where applicable, its number, letterbox number, if different, the floor that the unit is on, the land registry reference or any other type of information that enables it to be precisely identified;
- the maximum number of available bed places and of guests that the unit accommodates;
- where applicable, whether the unit is subject to an authorisation scheme under which the host is required to obtain authorisation to offer short-term rental accommodation services from the relevant competent authority, and if so, whether the host has obtained such authorisation.

Where a host is a natural person, that person's name; national identification number or other information allowing the identification of the person; address and contact telephone number should be communicated.

Where appropriate, Member States may also enable hosts to declare additional services that are ancillary to the short-term accommodation rental services.

Verification by competent authorities

Competent authorities may, at any time after the registration number has been issued, verify the declaration and any supporting documentation submitted by a host. Where a host fails to rectify the requested information or documentation, the competent authority should have the power to suspend the validity of the affected registration number or numbers and to issue an order requesting online short-term rental platforms to remove, or to disable access to, any listing relating to the unit or units in question without undue delay.

Where a registration procedure applies, Member States should ensure that national law enables the competent authorities to order providers of online short-term rental platforms to provide the requested information and to remove listings concerning units offered without a registration number or with an invalid registration number, or in cases involving the misuse of a registration number.

Safer rental services

Online short-term rental platforms should:

- make reasonable efforts to randomly check on a regular basis, declarations of the hosts concerning the existence or not of a registration procedure, and, where such a procedure exists, the validity of the registration number provided by the host;
- inform the competent authorities and hosts of the results of random checks as soon as possible, with regard to inaccurate host declarations, cases of misuse of a registration number, or invalid registration numbers;
- based on the information provided by the hosts, ensure that the datasets they transmit to the competent authorities pursuant to this Article are complete and accurate.

Exchange of data

Member States should set up a **single digital entry point** to receive data from platforms about host activity. Providers of online short-term rental platforms should collect and, on a monthly basis, transmit to the single digital entry point of the Member State where the unit is located, activity data per unit, together with the corresponding registration number as provided by the host, the specific address of the unit and the URL of the listing. Online short-term rental platforms that qualify as small or micro enterprises should not be expected to use machine-to-machine communication means of data sharing provided that they did not, in the previous quarter, reach a monthly average of 4 250 listings in the Union.

Member States should designate the national entity responsible for transmitting, for each unit, the activity data and the registration number obtained, the municipality where the unit is located and the maximum number of available bed places that the unit accommodates, on a monthly basis, to national, and where relevant, regional statistical offices and make such data available to Eurostat.

Data collection and sharing relating to short-term accommodation rental services

2022/0358(COD) - 29/04/2024 - Final act

PURPOSE: to enhance transparency in the field of short-term accommodation rentals and help public authorities regulate this increasingly important part of the tourism sector.

LEGISLATIVE ACT: Regulation (EU) 2024/1028 of the European Parliament and of the Council on data collection and sharing relating to short-term accommodation rental services and amending Regulation (EU) 2018/1724.

CONTENT: the Regulation lays down rules for **data collection** by competent authorities and providers of online short-term rental platforms and data sharing from online short-term rental platforms to competent authorities relating to the provision of short-term accommodation rental services offered by hosts through online short-term rental platforms.

The Regulation applies to providers of online short-term rental platforms that offer services to hosts providing short-term accommodation rental services in the Union, irrespective of their place of establishment, and to hosts providing short-term accommodation rental services.

Registration procedures

A Member State that imposes a requirement on online short-term rental platforms to transmit data to competent authorities in accordance with this Regulation will establish or maintain a registration procedure for units located in areas of its territory where such data transmission requirement applies.

Registration procedures enable competent authorities to collect information on hosts and units relating to short-term accommodation rental services. The **registration number**, which is a unique identifier of a unit rented, should ensure that the data collected and shared by online short-term rental platforms can be properly attributed to hosts and units. That registration number will be included in a public and easily accessible registry and Member States should ensure that that registration number does not include personal data.

Member States will ensure that, upon submission of all relevant information and documentation, a registration number is assigned to hosts and units. Registration should, as far as possible, be offered free of charge or at a reasonable and proportionate cost.

Information to be provided by hosts

When registering pursuant to a registration procedure, a host will submit a **declaration** containing the following information for each unit:

- the specific address of the unit including, where applicable, its number, letterbox number, if different, the floor that the unit is on, the land registry reference or any other type of information that enables it to be precisely identified;
- the type of unit;
- whether the unit is offered as a part or whole of the host's primary or secondary residence, or for other purposes;
- the maximum number of available bed places and of guests that the unit accommodates;
- where applicable, whether the unit is subject to an authorisation scheme.

The host who is a **legal person** will communicate its name; its national business registration number; its registered address; the contact telephone number of at least one representative of that legal person and an electronic mail address that the competent authority can use for written communication.

Verification

Competent authorities may, at any time after the registration number has been issued, verify the declaration and any supporting documentation submitted by a host. Where a host fails to rectify the requested information or documentation, the competent authority should have the power to **suspend** the validity of the affected registration number or numbers and to issue an order requesting online short-term rental platforms to remove, or to disable access to, any listing relating to the unit or units in question without undue delay.

Obligation for online short-term rental platforms to transmit activity data and registration numbers

Digital platforms will regularly provide a **single digital entry** point in the Member States with information about the rental activities of their guests. This will help the competent authorities to compile reliable statistics and take informed regulatory action.

Each Member State will appoint a national coordinator. Those national coordinators will act as contact points for their respective administrations for all matters relating to the single digital entry point.

Information obligation

Member States will be required to draw up and make available through the single digital entry point the following regularly updated lists: (a) the list of areas in which a registration procedure applies on their territory and (b) the list of areas for which the competent authorities have requested data from providers of digital short-term rental platforms.

ENTRY INTO FORCE: 18.5.2024.

APPLICATION: from 20.5.2026.