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Lake City vacation rental checklist

Hinsdale County, Colorado | Rules checked November 8, 2026

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Lake City requires a short-term rental permit ($375 a year in residential zones plus a $100 application fee) with a fire department inspection, a floor plan, and a parking plan. Residential permits are capped at 43, three per owner, with a waitlist.

> Fines run from a warning to $500 and then up to $2,650 or revocation within 12 months; renting without a permit costs $500 a day.

Licensing steps

STATE OF COLORADO

- [ ] **Get a state sales tax license**
  If you rent rooms or a home for stays under 30 days, Colorado requires a sales tax license from the Department of Revenue. Platforms like Airbnb collect the state and state-administered taxes on their bookings; you file for anything booked directly.
  MyBiz Colorado: https://mybiz.colorado.gov/
- [ ] **Check for home-rule city taxes**
  Many cities and mountain towns collect their own sales and lodging taxes. Platforms aren't required by the state to collect these, so you may need a separate city tax license and returns.
- [ ] **Get your county or city rental license**
  Most Colorado mountain counties and towns, and Denver, require a short-term rental license or permit, often with an inspection, an occupancy limit, posted information, and a local responder. Pick your area for the rules.

HINSDALE COUNTY, COLORADO

- [ ] **Get a state sales tax license**
  Needed for any rental unless a platform covers all your taxes.
- [ ] **Then your town or area**
  Towns set their own rental licenses and collect their own taxes, and the county's rules cover only areas outside town limits. Pick your area.

TOWN OF LAKE CITY

- [ ] **Schedule the fire inspection**
  Book the fire department inspection at least 30 days before you apply. The report sets your maximum occupancy and goes in with the application.
- [ ] **Draw the floor plan and parking plan**
  Include a floor plan showing the number and location of bedrooms and a site parking plan showing guest parking on the property.
- [ ] **Apply to the town**
  Submit the application with the $100 fee and the $375 yearly permit (residential zones). If the 43 residential permits are taken, you go on the waitlist. Renew every January.
- [ ] **Taxes on each stay**
  Stays under 30 days owe 2.9% state sales tax plus Hinsdale County and Lake City sales and lodging taxes. Airbnb and other platforms collect the state and state-administered taxes on their bookings; for direct bookings, file with the Colorado Department of Revenue. Keep a current state sales tax license and remit sales and lodging taxes.

Fees

$475 the first year and $375 after (residential zones)

Application (one time)	**$100**
Annual permit, residential zones	**$375 per unit**
Annual permit, non-residential zones	**$0**

Inspection checklist

- [ ] **Smoke detectors.** Inside and outside all sleeping areas.
- [ ] **Carbon monoxide detectors.** Every floor near sleeping areas, gas appliances, fireplaces, and attached garages.
- [ ] **Fire extinguisher.** One 2A/10BC.
- [ ] **Egress.** Doors and windows working and clear of snow.
- [ ] **Address.** 3-inch reflective or high-contrast numbers visible from the road.

House rules for guests

Responder: Reachable 24/7, responds within two hours

Parking: On the property first
No overnight street parking in residential areas without approval.

Posted inside: Permit, contacts, occupancy, parking, rules, trash
Include the transfer station location and hours.

Lake City asks for drawings with your application.
Make the site sketch, floor plans, and evacuation maps to scale from your measurements at FireEscapePlan.com.

Official sources

Colorado Department of Revenue: Sales & Use Tax Topics: Rooms & Accommodations-
. https://tax.colorado.gov/sales-use-tax-topics-rooms-accommodations

Colorado Department of Revenue: Sales Tax Guide and Colorado Sales/Use Tax Rates (DR 1002)-
. https://tax.colorado.gov/sites/tax/files/Sales%2011.pdf

Town of Lake City: Sec. 23-5, Short-Term Rentals (Ord. 2023-13, amended by Ord. 2026-03)-
. https://www.townoflakecityco.gov/files/d83ee6d54/Short-Term+Rental+Ordinance.pdf