LICENSEDRENTAL.COM

Pittsboro vacation rental checklist

Chatham County, North Carolina | Rules checked November 6, 2026

Scan for the latest version

We found no short-term rental rules in Pittsboro's code of ordinances, but the town's zoning ordinance is published separately and we couldn't search it. Stays owe 7% sales tax plus Chatham County's 3% occupancy tax; Airbnb collects these on its bookings.

> We searched Pittsboro's code of ordinances in November 2026. Its only match was a definition of lodging establishments that includes tourist homes, in a chapter outside zoning.

Licensing steps

STATE OF NORTH CAROLINA

- [ ] **Know who owes the tax**
  Whoever collects the rent reports the sales and occupancy tax: the platform, your rental agency, or you. Airbnb collects state and county sales tax and all local occupancy taxes on its bookings. If guests pay you directly, register with the Department of Revenue for sales tax and with your county or town for occupancy tax.
  NCDOR business registration: https://www.ncdor.gov/taxes-forms/business-registration

- [ ] **Use a written vacation rental agreement**
  The Vacation Rental Act covers owners and agents renting for vacation stays under 90 days. Have the guest accept a written agreement with the required notices, hold advance payments in a trust account, and keep the home fit and habitable with working smoke and carbon monoxide alarms.

- [ ] **Check your zoning**
  Towns can't require you to register a rental, but they can limit short-term rentals to certain zoning districts, require a zoning permit, and set parking, trash, and safety standards. Pick your area for the local rules.

CHATHAM COUNTY, NORTH CAROLINA

- [ ] **Taxes on each stay**
  Stays under 90 days owe 7% sales tax plus the local occupancy tax. Airbnb collects both on its bookings. If guests pay you directly, file sales tax with the Department of Revenue. Chatham County's 3% occupancy tax is due to the Chatham County Tax Collector if you rent 15 or more days a year, or if the home is continually advertised. Make sure any platform you use is collecting it for you.

- [ ] **Ask about zoning**
  Ask the Town of Pittsboro, Siler City, or Chatham County Planning (outside town limits) whether zoning allows a short-term rental at your address, and get the answer in writing if you can. Check your HOA rules too.

TOWN OF PITTSBORO

- [ ] **Taxes on each stay**
  Stays under 90 days owe 7% sales tax plus the local occupancy tax. Airbnb collects both on its bookings. If guests pay you directly, file sales tax with the Department of Revenue. Chatham County's occupancy tax is due to the Chatham County Tax Collector if you rent 15 or more days a year. Make sure any platform you use collects it for you.

- [ ] **Ask about zoning**
  Ask Pittsboro's planning staff whether the town's zoning allows a short-term rental at your address, including in Chatham Park. Check your HOA or community rules too.

Official sources

UNC School of Government: Occupancy taxes and Airbnb. https://www.sog.unc.edu/node/374926

North Carolina General Assembly: Vacation Rental Act (G.S. Chapter 42A)-
. https://ncleg.gov/EnactedLegislation/Statutes/HTML/ByChapter/Chapter_42A.html

UNC School of Government: Short-term rental regulations after Schroeder-
. https://www.sog.unc.edu/blogs/coates-canons/short-term-rental-regulations-after-schroeder-0

Chatham County Tax Administration: Occupancy tax.
https://chathamcountync.gov/government/departments-programs-i-z/tax-administration/occupancy-tax

Pittsboro (American Legal Publishing): Code of ordinances. https://codelibrary.amlegal.com/codes/pittsboronc/latest/overview