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Frisco vacation rental checklist

Collin County, Texas | Rules checked November 8, 2026

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Frisco requires a $300 yearly registration for every short-term rental, with a floor plan and a guest safety checklist, and the permit number on every listing. You file the city's 7% hotel tax yourself each month.

> Renting without registering can bring fines and a ban on registering in the future.

Licensing steps

STATE OF TEXAS

- [ ] **Know who pays the hotel tax**
  Airbnb collects and pays the 6% state hotel tax on its bookings. If guests pay you directly or through a site that doesn't collect, register with the Comptroller and file the state tax yourself.
  Texas hotel occupancy tax: https://comptroller.texas.gov/taxes/hotel/
- [ ] **Register for local hotel tax**
  Your city (and in some places your county) charges its own hotel tax, filed with that city or county, not the state. Airbnb pays it only in the places on its list; everywhere else you register and file it yourself, even for Airbnb bookings.
- [ ] **Check your city's rules**
  Many Texas cities require a short-term rental permit or registration, and some require an inspection, a local contact, or posted rules. Outside city limits there's usually no permit, but deed restrictions and HOA rules often limit rentals. Pick your area for the local rules.

COLLIN COUNTY, TEXAS

- [ ] **Then pick your city**
  Texas counties can't zone, so short-term rental permits, zoning limits, and the local hotel tax come from the city your home is in. Outside city limits there's usually no permit, but deed restrictions and HOA rules often limit rentals.

CITY OF FRISCO

- [ ] **Register online**
  Register each property through the city's Neumo portal with a floor plan and a Guest Safety Information Checklist, and pay $300. Register any alarm system with the Police Department too.
  Frisco STR registration: https://www.harmari.com/client/reg-portal/register/frisco
- [ ] **Put the permit number on your listings**
  The city emails your permit number; it must appear in every ad and booking-site listing.
- [ ] **Hotel taxes on each stay**
  Stays of 29 nights or less owe the 6% state hotel tax, which Airbnb collects on its bookings. If guests pay you directly, file it with the Texas Comptroller. Frisco's 7% hotel tax is collected and paid by the operator every month to the city's Financial Services Department; Airbnb doesn't collect it.

Fees

$300 a year

Short-term rental registration (annual, per property)	**$300**

Who to contact

Frisco STR registration help (Neumo): 877-352-3277
City of Frisco: 972-292-5000
STR complaint hotline: 800-695-4348

Frisco 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

Texas Comptroller of Public Accounts: Hotel Occupancy Tax FAQs: Airbnb. https://comptroller.texas.gov/taxes/hotel/airbnb-faq.php

Airbnb: Occupancy tax collection and remittance by Airbnb in Texas. https://www.airbnb.com/help/article/2331

Texas Legislature: County zoning authority (Local Government Code ch. 231). https://statutes.capitol.texas.gov/Docs/LG/htm/LG.231.htm

City of Frisco: Short-Term Rentals. https://www.friscotexas.gov/1759

Texas Comptroller of Public Accounts (data.texas.gov): Local Hotel Occupancy Tax Reporting 2025. https://data.texas.gov/d/er34-v24h