

**From:** Jo Stephen [REDACTED]  
**Sent:** Wednesday, 18 February 2026 3:22 PM  
**To:** Taxpolicy Advice  
**Subject:** Short Stay Levy Bill 2025 - Consultation Submission

Hello, here is my feedback on the proposed Short Stay Levy.

In addition to the following types of accommodation exemptions:

- *accommodation operations such as:*
  - *hotels, motels, inns or similar commercial premises;*
  - *traditional bed and breakfasts;*
  - *a hostel, boarding house, lodging house or similar commercial premise;*
  - *a caravan park, camping ground or similar premises;*
  - *mobile accommodation such as caravans and campervans; and*
- *specialist accommodation such as:*
  - *accommodation provided by a health facility for a patient;*
  - *accommodation for housing support services, residential care accommodation and retirement villages;*
  - *student accommodation provided in connection with an educational institution;*
  - *emergency or crisis accommodation provided by the entity that owns or operates that accommodation;*
  - *employee accommodation;*
  - *accommodation on vessels mainly used for transport such as the Spirit of Tasmania vessels; and*
  - *other types of accommodation as determined by the Treasurer.*

I urge that **small "Mum and Dad" operators** whose short stay accommodation exists where a part of the premises is occupied by the owner (or operator) at the same time as a guest under a short stay booking (ie. Homestay), also be exempt from this new levy.

**Homestay** is the original, intended model for AirBnB in support of local tourism, where owners share part of their home to travellers for part of the year.

It is a fair assumption that, if a levy is applied to these operators and not to the above listed providers, there will be a significant drop in bookings for these providers to the benefit of the bigger, often corporate-owned large accommodations such as hotels and commercial premises. If applied to 'Mum and Dad' operators, this Levy would **unfairly influence the few travellers considering staying** with them who may be comparing fees and overheads before making a choice on where they stay. This would benefit commercial properties and **disadvantage those who generously open their homes, and the travellers wanting to have a real life Tasmanian homestay experience on a tight budget.**

With all the **various price hikes** the community is facing right now, the least the Tasmanian Government can do is to take on board this kind of feedback in support of battlers. Prices for **all consumables, power, water, insurance and manchester have increased** -- the last thing these operators need on top of that is to take a hit because booking fees increase with a state levy that reduces bookings. The only alternative for them would be to reduce their room rate whilst all other costs continue to increase.

I hope this consultation call for feedback is genuine and you will not only consider, but implement, my submission in consideration of fairness for some in the Tasmanian community.

Yours sincerely,

Jo Stephen