



## STR regulation and post-pandemic strategies to reintroduce STRs into the residential housing market

May 25<sup>th</sup> 2021, 15.00–16:30 CET

By-invitation online meeting with experts and city representatives (via Teams)

Organised by: CIDOB (Barcelona Centre for International Affairs) with the support of Barcelona City Council

Rising housing prices have over recent years made access to rental properties more difficult in a range of European cities. The growth of online platforms offering short-term rentals (STRs) such as Airbnb has had a harmful impact on the availability of long-term rentals. In this context, cities face a number of challenges when trying to regulate STRs due to their lack of competencies, capacities and resources, as well as the existence of outdated national and EU regulatory frameworks vis-à-vis the digital economy. City governments have particular difficulty compelling digital platforms to share data, verifying whether they are offering apartments with or without legal permission, and properly taxing properties that benefit from STR arrangements.

The COVID-19 pandemic and resulting drastic fall in economic activity and collapse of tourism have changed this scenario. In this context, cities like Barcelona are seeing between 60% and 70% of STRs being advertised as medium-term rentals (up to 11 months). In light of the new situation, this workshop aims to present the results of CIDOB's Global Cities report *STR regulation and post-pandemic strategies to reintroduce STRs into the residential housing market*. The report explores the main post-COVID policy measures adopted in cities to transform and consolidate STRs into long-term rentals. It also identifies the main STR strategies in European cities, as well as the key elements of the new European regulatory framework, the Digital Services Act, which may open a window of opportunity to better regulate and control STRs.

The event is organised by CIDOB's Global Cities Programme with the support of Barcelona City Council. It will bring together researchers, city representatives and city networks to discuss the study's main findings.

### Programme

- 15:00 – 15:05 **Welcome and introduction**  
**Eva Garcia-Chueca**, Senior Research Fellow, Global Cities Programme, CIDOB
- 15:05 – 15:20 **Presentation of the study**  
**Mariona Segú**, Researcher at Institut National d'Études Démographiques, INED  
**Carles Mascarell**, Political Scientist, former advisor at the Council of European Municipalities and Regions, CEMR
- 15:20 – 15:30 **The Alliance of Cities for STR**  
**Mark Boekwijt**, EU Representative, City of Amsterdam

15:30 – 16:25 **Discussion among participants**

*Debate facilitated by:* **Eva Garcia-Chueca**, Senior Research Fellow, Global Cities Programme, CIDOB

Amsterdam City Council

**Mark Boekwijt**, EU Representative

**Albert Eefting**, Senior Policy Advisor

Barcelona City Council

**Joan Batlle**, Responsible Technology & Digital Rights

**Marta Puchal**, International Relations Department

**Monica Cadena**, Policy Officer, Barcelona Activa

**Xavier Silvestre**, Law Policy Advisor

Bologna City Council

**Manuela Bonora**, Policy Advisor on Economy and Tourism

Firenze City Council

**Alessandra Barbieri**, General Director on European Projects and Smart City

Madrid City Council

**Angélica Coidurassa**, Department Director on Inspectorate Reports

Porto City Council

**Manuela Rezende**, Policy Advisor on Economy, Tourism and Commerce

**Maria Oliveiras**, Policy Advisor on Economy, Tourism and Commerce

**Ricardo Valente**, Head Department of Tourism and Commerce

València City Council

**María José Vivó**, Director of the International Relations Department

Viena City Council

**Wolfgang Hassler**, Department for Economic Affairs, Labour and Statistics

Eurocities

**Alejandra Olejnik**, Policy Advisor

**Clàudia Fernández**, Economic Development Policy

**Lodewijk Noordzij**, Policy Officer Digital

16:30

**End of workshop**