



# 132nd MAINE LEGISLATURE

## FIRST REGULAR SESSION-2025

---

Legislative Document

No. 225

---

H.P. 148

House of Representatives, January 21, 2025

**An Act to Reduce Property Taxes and Finance Public School  
Construction and Education Through a 3 Percent Sales Tax on  
Hotel and Lodging Place Rentals**

---

Received by the Clerk of the House on January 16, 2025. Referred to the Committee on  
Taxation pursuant to Joint Rule 308.2 and ordered printed pursuant to Joint Rule 401.

A handwritten signature in cursive script that reads "Robert B. Hunt".

ROBERT B. HUNT  
Clerk

Presented by Representative BRENNAN of Portland.  
Cosponsored by Senator RAFFERTY of York and  
Representatives: ANKELES of Brunswick, CROCKETT of Portland, DODGE of Belfast,  
GRAMLICH of Old Orchard Beach, MALON of Biddeford, MASTRACCIO of Sanford,  
MOONEN of Portland, MURPHY of Scarborough.

1 **Be it enacted by the People of the State of Maine as follows:**

2 **Sec. 1. 36 MRSA c. 727** is enacted to read:

3 **CHAPTER 727**

4 **HOTEL AND LODGING PLACE TAX**

5 **§4961. Sales tax on hotel and lodging place rentals; rate of tax; application of revenue**

6 **1. Definitions.** As used in this chapter, unless the context otherwise indicates, the  
7 following terms have the following meanings.

8 A. "Hotel" has the same meaning as in section 1752, subsection 4.

9 B. "Living quarters" has the same meaning as in section 1752, subsection 6.

10 C. "Lodging place" has the same meaning as in Title 22, section 2491, subsection 7-F.

11 **2. Rate.** In addition to the sales tax imposed pursuant to section 1811, subsection 1,  
12 paragraph D, subparagraph (3), beginning January 1, 2026, a tax at the rate of 3% is  
13 imposed on the value of rental of living quarters in a hotel or lodging place.

14 **3. Application of tax revenue.** The revenue received from the tax imposed by this  
15 chapter must be credited directly to the Department of Education to be used to fund school  
16 construction and kindergarten to grade 12 education.

17 **SUMMARY**

18 This bill creates an additional 3% sales tax on the value of rental of living quarters in  
19 a hotel or lodging place. The revenue from this tax must be credited to the Department of  
20 Education to be used to fund school construction and kindergarten to grade 12 education.