

RE: ROLAND TOWNSHIP ORDINANCE PROPOSAL for SHORT TERM RENTALS (STRs)

THINGS TO KNOW IF YOU ARE THINKING TO USE YOUR HOUSE AS A SHORT-TERM RENTAL

(Offered less than 30 consecutive days to traveling public for compensation.)

- Are you the legal owner of record on the property
- Is the property within the Lake Metigoshe Rec Service District; if not, there are First District Health Unit requirements regarding possible limitations related to the septic system
- If a neighbor has a STR, are you at least 55' distant from their STR
- Does each bedroom have a minimum floor area of 70 sq ft - i.e. 10'x7'
- Are bedrooms accessible from the living area or living area hallway, or in an open loft
- Is there safe egress from all bedrooms
- You need a Site Manager on-call 24/7 to manage it, receive complaints and address concerns within 60 minutes of a phone notification
- You need adequate off-street parking on your lot or on your adjacent back lot
- STR parcels are to be accessed off a public road; if on a shared driveway you need written permission for access from each owner
- Appearance of the STR unit is not to be changed from its residential purpose
- A placard with contact information is to be visible at the front entrance
- Advertising signs are not to be posted on site
- Adequate garbage and recycling must be stored completely enclosed within designated refuse containers, sized appropriate to STR occupancy
- Permission can be Withdrawn, Suspended or Terminated by the Township Board

APPLICATION MAY INCLUDE (DRAFT):

Annual permit fee

Name, address, contact information of Legal Owner/s of STR unit

Name, address, contact information for STR Site Manager available 24/7

Proof of insurance for use of property as a Short-Term Rental

ND Business Registration and Sales and Use Tax permit

Hosting platforms, websites, social media, etc. where STR is listed or advertised

Drawing of the rental unit, its placement on the lot showing all safety features and equipment: Smoke and carbon monoxide detectors, egress doors and windows, number and placement of bedrooms, also include off-street parking spaces with measurements