

**20.16 MINIMUM STANDARDS FOR ROOMING HOUSES AND HOTELS.** (1) **GENERAL PROVISIONS.** Every rooming house and hotel shall comply with the minimum standards for dwellings and dwelling units set forth in this code in the following sections and chapters:

- (a) Chapter 20.12 on minimum standards for light, ventilation, and heat
- (b) Chapter 20.13 on minimum standards for space, use, and location
- (c) Chapter 20.14 on minimum standards for safe and sanitary maintenance of dwellings and dwelling units
- (d) Chapter 20.15(2) on responsibilities of owners
- (e) Chapter 20.15(3) on responsibilities of occupants

(2) **DEFINITION:** Hotel shall mean an establishment that provides lodging and sometimes meals, entertainment and various personal services for the public. For purposes of this section of this Ordinance, hotel, motel and inn are synonymous.

(3) **ROOMING HOUSES:**

(a) Effective 60 days after passage and publication of this ordinance, no person shall operate a rooming house unless he holds a valid rooming house permit issued by the village clerk, upon approval of the chief housing official, and in the name of the operator, and for the specific dwelling or dwelling unit. The operator shall apply to the village clerk for such permit, which shall be issued by the village clerk upon approval of the chief housing official and upon compliance by the operator with the applicable provisions of this ordinance and of any rules and regulations adopted pursuant thereto, together with a fee of \$20.00 for rooming houses with four or less rooming units, plus \$2.00 for each additional five, or fraction thereof, rooming units in excess of four such units. This permit shall be displayed in a conspicuous place within the rooming house at all times. No such permit shall be transferable. Every person holding such a permit shall give notice in writing to the chief housing official within 30 days after having sold, transferred, given away, or otherwise disposed of ownership of, interest in, or control of any rooming house. Such notice shall include the name and address of the person succeeding to the ownership or control of such rooming house. Every rooming house permit shall expire at the end of the calendar year in which issued, unless sooner suspended or revoked as herein provided.

(b) The issuance of a rooming house permit shall not in any way signify or imply that a rooming house conforms with the Wisconsin State Building Code or the Building and Zoning Codes of the Village of Biron, Wisconsin.

(c) Any person whose application for a permit to operate a rooming house has been denied may request, and shall be granted, a hearing on the matter before the housing appeals board, under the procedure provided in Chapter 20.09 of this ordinance.

(d) Whenever upon inspection of any rooming house the chief housing official finds that conditions or practices exist which are in violation of any provision of this ordinance or of any rules or regulation adopted pursuant thereto, the chief housing official shall give notice in writing to the operator of such rooming house that unless such conditions or practices are corrected within a reasonable period, to be determined by the chief housing official, the operator's rooming house permit will be suspended. At the end of such period, the chief housing official shall re-inspect such rooming house, and if he finds that such conditions or practices have not been corrected, he shall give notice in writing to the operator that the latter's permit has been suspended. Upon receipt of notice of suspension, such operator shall immediately cease operation of such rooming house, and no person shall occupy for sleeping or living purposes any rooming unit therein.

(e) Any person whose permit to operate a rooming house has been suspended, or who has received notice from the chief housing official that his permit is to be suspended, unless existing conditions or practices at his rooming house are corrected, may request and shall be granted a hearing on the matter before the housing appeals board, under the procedure provided by Chapter 20.09 of this ordinance. Provided that if no petition for such hearing is filed within 10 days following the day on which such permit was suspended, such permit shall be deemed to have been automatically revoked.

(3) **BASIC EQUIPMENT.** Every rooming house and hotel shall be equipped with at least one flush closet, one lavatory, and one bathtub or shower for each eight persons, or fraction thereof, within the rooming house or hotel, including members of the family of the owner or operator if they share the use of the facilities. The lavatory and bathtub or shower shall be connected to the hot water system, as specified in Chapter 20.11 of this code. In a rooming house or hotel in which both sexes are accommodated, separate toilet rooms, each with water closet, lavatory, and bath tube or shower, a minimum of two flush water closets and lavatory located in separate rooms, which are conspicuously marked, shall be required. In a rooming house or hotel in which rooms are let only to males, flush urinals may be substituted for not more than one-half of the required number of water closets.

(4) **LOCATION OF TOILETS, BATHS.** Every flush closet, flush urinal, lavatory, and bathtub or shower required in Chapter 20.16(3) shall be located within the rooming house or hotel in a room, or rooms, which:

- (a) Afford privacy and are separate from the habitable rooms;
- (b) Are accessible from a common hall and without going outside the rooming house or hotel; and
- (c) Are not more than one story removed from the rooming unit of any occupant intended to share the facilities.

(5) **SHADES, DRAPES, ETC.** Every room used for sleeping shall be supplied with shades, draw drapes, or other devices or materials which, when properly used, will afford privacy to the occupant of the room.

(6) **BEDDING, BED LINEN, TOWELS.** Where bedding, bed linen, or towels are supplied, the owner shall maintain the bedding in a clean and sanitary manner, and he shall furnish clean bed linen and towels at least once a week and prior to the letting of any room to any occupant.

(7) **MEANS OF EGRESS.** Rooming houses or hotels, occupied or containing accommodations for 10 or more persons on the second story, or which are more than two stories in height, shall conform to the egress requirements for multiple dwellings contained in Chapter 20.11(1)(g) of this code.

(8) **SANITARY MAINTENANCE BY OWNER.** The owner of every rooming house or hotel shall keep all walls, floors, and ceilings in a clean, safe, and sanitary condition.

(9) **GUEST REGISTER.** The owner of every rooming house or hotel shall keep at all times, in a convenient place, a book or register wherein every person applying for accommodations must sign his name and place of residence before such accommodations are furnished and such book or register shall be available for inspection by the chief housing official at all times.

(10) **GARBAGE AND RUBBISH CONTAINERS.** The owner of every rooming house or hotel, where garbage and rubbish is produced, shall provide adequate containers therefore, as specified in 20.11(1)(f) of this code.