

**ORDINANCE NO   /   OF 2020**  
**CASS TOWNSHIP, SCHUYLKILL COUNTY, PENNSYLVANIA**

**AN ORDINANCE OF CASS TOWNSHIP, SCHUYLKILL COUNTY, PENNSYLVANIA,  
 AMENDING ITS ZONING ORDINANCE TO ADDRESS SHORT TERM HOME  
 RENTALS AND SHORT TERM TRANSIENT RENTALS**

**The Supervisors of Cass Township do hereby adopt the following amendments to its Zoning Ordinance by:**

**Amending Chapter 2, Definitions, Section 202, Specific Terms, to add the following terms:**

**SHORT TERM RENTALS-** the term includes both short term home rentals and short term transient rentals.

**SHORT TERM HOME RENTALS-** any dwelling unit rented for the purpose of overnight lodging for a period of not less than one day and not more than 30 days on more than one occasion to someone other than a family member of the landowner where the landowner resides in the dwelling unit during the rental, or more than a total of 183 days per year. The term does not include a motel, hotel, or inn or a short term transient rental.

**SHORT TERM TRANSIENT RENTALS-** any dwelling unit rented for the purpose of overnight lodging for a period of not less than one day and not more than 30 days where the landowner does not reside in the dwelling unit during any rental, or resides in the dwelling unit less than a total of 183 days per year. The term does not include a motel, hotel, or inn or a short-term home rental.

**Amending Appendix A Table 1 of Uses by Zoning District to include the following additional types of uses:**

<b>APPENDIX A TABLE 1 OF USES BY ZONING DISTRICT</b>								
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<b>TYPES OF USES</b>								
<b>A. RESIDENTIAL USES</b>	<b>R-1</b>	<b>R-2</b>	<b>C</b>	<b>PC</b>	<b>RC</b>	<b>GI</b>	<b>IST</b>	<b>VC</b>
Short Term Home Rental	C	P	N	N	N	N	N	N
Short Term Transient Rental	N	N	P	N	N	P	N	P

**Amending Chapter 6, General Regulations, to add Section 672 governing Short Term Rentals:**

**Section 672. Short Term Rentals**

**Section 672.1.** Sufficient off-street parking spaces shall be provided on the property of the short term rental for all tenants and guests. On-street parking is prohibited.

**Section 672.2.** Use or occupancy of recreational vehicles, trailers, campers and tents is prohibited.

**Section 672.3.** Outdoor overnight sleeping of tenants and their guests is prohibited.

**Section 672.4.** Recreational outdoor fires are prohibited.

**Section 672.5.** Fireworks are prohibited.

**Section 672.6.** When the landowner is residing more than 30 miles from the short term rental, the landowner shall designate a local person, property manager or agent within 30 miles of the short term rental, as a local emergency contact person who has access and authority to assume management duties of the rental and take remedial measures. 24-hour contact information of the landowner and the manager or agent shall be provided to the Zoning Officer as part of the permit application.

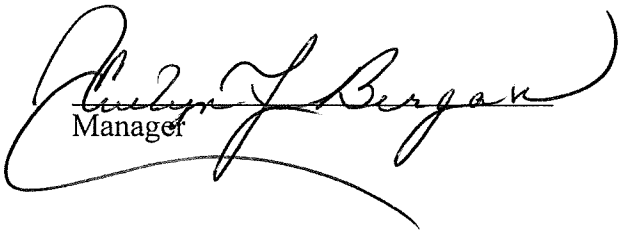
**Section 672.7.** The maximum number of overnight tenants and guests shall be two persons per bedroom.

**Section 672.8.** Proof of liability insurance by the landowner shall be provided to the Zoning Officer as part of the permit application.

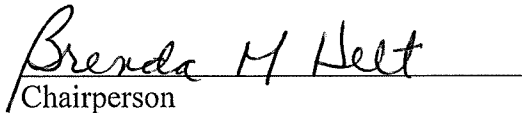
This Amendment shall take effect immediately following its adoption.

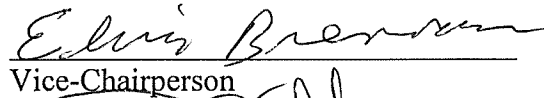
This Ordinance Amendment is hereby adopted this 30<sup>th</sup> day of Sept., 2020.

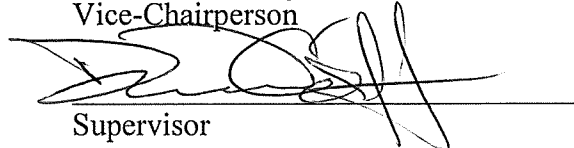
ATTEST:

  
Manager

CASS TOWNSHIP BOARD OF SUPERVISORS:

  
Chairperson

  
Vice-Chairperson

  
Supervisor