

FAQ

Q: What can I do as a tenant to get a problem fixed?

A: Internal inspections can be requested at any time by contacting City Hall at (913) 722-2600.

Q: When are rentals inspected?

A: Staff will inspect single family and duplex rentals no more than once/year upon vacancy. The landlord must notify the City when a property becomes vacant. Multi-family dwellings and apartments will be inspected once every four years on a rotating basis.

Q: What are we looking for in a rental inspection?

A: The City of Roeland Park uses HUD guidelines on residential internal inspections. For a complete list, visit www.roelandpark.org.

Q: What happens if a property fails inspection?

A: You will need to schedule a reinspection, the first of which is free of charge. After the first reinspection, there is a fee of \$50 for each subsequent reinspection.

For more information on the rental inspection program, visit www.roelandpark.org or contact City Hall at (913) 722-2600.

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**City of Roeland Park—
Neighborhood Services**
4600 W. 51st Street
Roeland Park, KS 66205



ROELAND PARK

Rental Inspection Program



Rental Inspections

In order to increase public safety and health, the Roeland Park City Council made two major changes pertaining to rental inspections in 2015. 1) The Council provided a process to have rental inspections of residential properties and apartments by request of the tenant or renter and 2) Mandatory rental inspections beginning January 1, 2016. Inspections by Request.

With a recent ordinance change, both owners and tenants of rental properties (apartments, duplex and single family homes) may request an internal and external inspection of the property. To request an inspection please contact your Neighborhood Services team at (913)722-2600 and ask for Code Enforcement Officer Shiloh Wells (swells@roelandpark.org) or Building Official Mike Flickinger (mflickinger@roelandpark.org).

Mandatory Inspections

Beginning January 1, 2016, Neighborhood Services will conduct internal inspections on single family properties registered as existing rental homes once they are vacant, unless an inspection has occurred in the last year. This inspection will be performed with the owner or his/her designate present. It shall be the responsibility of the owner to notify Roeland Park of a vacancy within 15 days or a public offense shall have occurred. External inspections will continue on an annual basis when the single family home rental license is up for renewal. All apartments and multi-family dwellings in Roeland Park will have internal inspections on a 4 year rotating basis.



Summary of Changes

Single Family Dwellings and Duplexes: Currently, neighborhood services' staff performs external inspections annually and issues renewal licenses upon passing inspection. Beginning January 1, 2016, neighborhood services' staff will conduct internal inspections when a single family dwelling and duplex unit becomes vacant. Either the tenant or landlord may request an internal or external inspection at any time.

Multi-Family Dwellings: Beginning January 1, 2016, internal and external inspections of each multi-family dwelling shall occur by Neighborhood Services' staff without request approximately once every four years. Internal and external inspections of multi-family dwellings may be conducted at any time upon the request of the owner or tenant.

Reinspections: During an inspection, if the Neighborhood Services' staff determines that the dwelling is not in compliance with applicable City ordinances, staff will discuss a schedule and process to achieve compliance with the owner or tenant. Reinspections shall be conducted to ensure that appropriate corrective action has been completed. There is no cost for the first reinspection. Any subsequent reinspection will require a fee of \$50 per instance.

Contact Us

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