

NOTICE TO GUESTS

UTAH INNKEEPER'S LAWS

Sec.29-1-1. Fireproof safe for use of guests-Limitation of liability. If an innkeeper, hotel keeper, boardinghouse or lodging house keeper keeps on his premises a fireproof safe or vault, and gives notice to his guest, boarders, or lodgers, by posting a copy of this section in a prominent or conspicuous place in the office of the inn, hotel, boardinghouse or lodging house and in the rooms occupied by the guests, boarders or lodgers, that he keeps for their use a fireproof safe or vault and will not be liable for money, jewelry, documents or other articles of unusual value and small compass, unless placed therein, he is not liable, except so far as his acts or the acts of his employees shall contribute thereto, for any loss of or injury to such articles, if not deposited with him to be placed in such safe or vault, or in any case for more than the sum of \$250.00 for any such property, unless he shall have given a receipt in writing therefor to the guest, boarder or lodger, and the value of the article so placed with him for safekeeping shall have been declared by such guest, boarder or lodger.

Sec.29-1-2. Property worth more than \$250.00-Limitation of liability-Special arrangements-Theft by, or negligence of, innkeeper or servant. An innkeeper, hotel keeper, boardinghouse or lodging house keeper shall not be obligated to receive from a guest for deposit in such safe or vault, property described in the preceding section [29-1-1] exceeding \$250.00, and shall not be liable for such property exceeding such value whether received or not. Such innkeeper, hotel keeper, boardinghouse or lodging house keeper, by special arrangement with a guest, may receive for deposit in such safe or vault property upon such written terms as may be agreed upon. An innkeeper, hotelkeeper, boardinghouse or lodging house keeper shall be liable for a loss of any such property of a guest in the inn caused by the theft or negligence of the innkeeper or his servant.

Sec.29-1-3. Other personal property-Limitation of liability. The liability of an innkeeper, hotel keeper, boardinghouse or lodging house keeper, for loss of or injury to personal property placed in his care by his guests other than that described in Section 29-1-1, shall be that of a depository for hire. Such liability shall not exceed \$150.00 for each trunk and its contents, \$50.00 for each valise, suitcase or other piece of hand luggage and its contents, and \$10.00 for each box, bundle, package and its contents, so placed in his care, unless he has consented in writing with such guest to assume a greater liability.

Sec. 38-2-2. Liens of hotels and boardinghouse keepers. Every innkeeper, hotel keeper, boardinghouse or lodging house keeper shall have a lien on the baggage and other property in and about such inn belonging to or under control of his guests or boarders for the proper charges due him for their accommodation, board and lodging, for money paid for or advanced to them, and for such extras as are furnished at their request. The innkeeper, hotel keeper, boardinghouse or lodging house keeper may detain such baggage and other property until the amount of such charge is paid, and the baggage and other property shall not be exempt from attachment or execution until the hotel or boardinghouse keeper's lien and the costs of enforcing it are satisfied.

Sec.76-6-409. Theft of services. [1] A person commits theft if he obtains services which he knows are available only for compensation by deception, threat, force or any other means designed to avoid the due payment for them.

[2] A person commits theft if, having control over the disposition of services of another, to which he knows he is not entitled, he diverts the services to his own benefit or the benefit of another who he knows is not entitled to them.

[3] In this section, "services" includes, but is not limited to, labor, professional service, public utility and transportation services, restaurant, hotel, motel, tourist cabin, rooming house and like accommodations, the supplying of equipment, tools, vehicles, or trailers for temporary use, telephone, or telegraph service, steam, admission to entertainment, exhibitions, sporting events, or other events for which a charge is made.

Sec.29-2-203. Innkeeper's rights - Liability-Prohibition on discrimination. [1] An innkeeper may: [a] refuse or deny accommodations, facilities, or privileges of a lodging establishment to any person who is:(i) unwilling or unable to pay for the accommodations and services of the lodging establishment; (ii) visibly intoxicated; (iii) creating a public nuisance; (iv) in the reasonable belief of the innkeeper, seeking accommodations for any unlawful purpose, including: (A) the unlawful possession or use of controlled substances in violation of federal or state laws; or (B) use of the premises for the consumption of alcoholic beverages by any person under 21 years of age in violation of federal and state laws; or (v) in the reasonable belief of the innkeeper, bringing in property that may be dangerous to other persons, including firearms or explosives;

[b] require a prospective guest prior to check-in to demonstrate the guest's ability to pay either in cash, by credit card, or with a validated check; [c] require a parent or legal guardian of a minor to:(i) promise in writing to pay all guest room costs, taxes, and charges incurred by the minor at a lodging establishment, and any damages to the lodging establishment and its furnishings caused by the minor while a guest at the lodging establishment; (ii) provide an innkeeper with a valid credit card number to cover potential charges and any potential damages to the lodging establishment and its furnishings caused by the minor; or (iii) if a valid credit card is not an option, provide an innkeeper with: (A) an advance cash payment to cover the guest room costs and taxes for the anticipated stay of the minor; and (B) a deposit, not to exceed \$500.00, towards the payment of any charges by the minor or any damages to the lodging establishment or its furnishings, which deposit shall be refunded to the extent not used to cover any damages as determined by the innkeeper following room inspection at checkout;

[d] require a guest to produce a valid driver's license, or other identification satisfactory to the innkeeper, containing a photograph and the name and address of the guest; [e] if the guest is a minor, require a parent or guardian of the guest to register and produce the same identification required in Subsection(1)(d); [f] limit the number of persons who may occupy a guest room in the lodging establishment; [g] eject a person from a lodging establishment for any of the following reasons; (i) nonpayment of the lodging establishment's charges for accommodations or services; (ii) visible intoxication of the guest; (iii) disorderly conduct of the guest resulting in a public nuisance; or (iv) the innkeeper reasonably believes that the person has violated; (A) this chapter or any federal, state, or local law or regulation relating to the lodging establishment; or (B) any rule of the lodging establishment posted in a conspicuous place and manner in the lodging establishment.

[2] An innkeeper may not refuse or deny use of or eject a person from a lodging establishment's facilities or privileges based upon the person's race, creed, color, national origin, gender, disability, or marital status.

Sec.29-2-104. Copy available. An innkeeper shall make a copy of this chapter available to any guest upon request.

Sec.29-2-105. Restitution. In addition to any other penalty a court may impose, a court may order: [1] a person who violates an innkeeper's rights under Section 29-2-103 to pay restitution: [a] for damages suffered by an innkeeper including the lodging establishment's loss of revenue resulting from the lodging establishment's inability to rent or lease the room during the time period the lodging establishment room is being repaired. [b] to any person who is injured in person or property; and [2] a parent or legal guardian of a minor to pay restitution for damages resulting from any acts of the minor in violation of an innkeeper's rights under Section 29-2-103.