

All the below information is required. Failure to provide any information on the form below will make this an incomplete application and it will not be processed.

Short-Term Rental Supplemental Application

509 E Rankin Rd. Independence, MO 64055

Short-Term Rental Address

4	10	5	Yes
Number of Bedrooms	Total Occupancy	Number of Parking Spaces	Street Parking (Yes or No)

Noise Management Plan – detail plan for noise management, including type of noise monitoring device(s) that will be used.

The "Minut" noise monitoring device will be installed in the two places where a large gathering would mostly likely occur - the great room and the enclosed patio. Guests will be informed of the device in the online listing.

The device is camera-free and doesn't record sound. It simply monitors and notifies the owner of sound levels, glass breaking, changes in temperature, and counts the number of mobile devices on the property that will indicate large crowd levels. Information is given in real-time. Owner is notified when device is being tampered with. It will also notify owner if smoke detector or CO2 detector alarms have tripped. More information can be found at minut.com.

Trash Disposal & Collection Plan – detail plan for trash disposal & collection plan, including trash service utilized & date or type of trash pickup.

Two large trash recepticals are available for guests and cleaners to dispose of waste on the side of the house on the paved RV pad. AAA Disposal Service arrives every Monday by 6AM to collect waste when recepticals are placed on the curb. More information can be found at aaadisposal.net.

OFFICE: (816) 650-3180
31103 E Blue Mills Rd
Buckner, MO 64016

Platforms Utilized

<input checked="" type="checkbox"/> Airbnb	<input type="checkbox"/> Other: _____
<input checked="" type="checkbox"/> Vrbo	<input type="checkbox"/> Other: _____
<input type="checkbox"/> Booking.com	<input type="checkbox"/> Other: _____

Responsible Agent Information (must live within 1 hour and be available 24 hours a day and 7 days a week)

If the contact information for this Responsible Agent changes, the City must be notified by Responsible Agent within five (5) business days of the change(s).

Juan Vasquez	J2KC Cleaning/Management Services
Name	Company
913 W 101st Terr Kansas City, MO 64114	20 minutes
Address (including City, State & Zip Code)	Time Distance From STR
(913) 327-0530	j2kc@outlook.com
Phone	Email

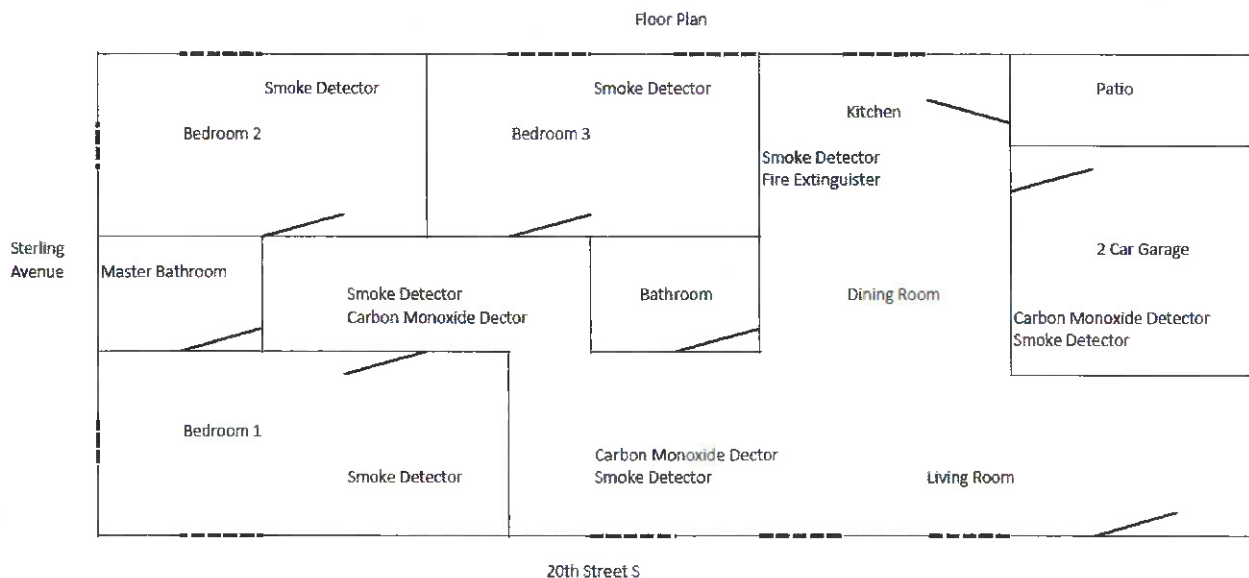
Understandings of the Short-Term Rental City Code (Initial each)

- ☒ I understand Short-Term Rentals are prohibited from hosting weddings, banquets, parties, charitable fundraisers, or other similar gatherings.
- ☒ I understand a Short-Term Rental shall not be rented to more than one (1) booking party at a time.
- ☒ I understand I shall not live in the unit when the unit is rented.
- ☒ I understand I am prohibited from providing food, light snacks, or other food and/or meals to guest(s).
- ☒ I understand I shall maintain liability insurance appropriate to cover the Short-Term Rental use in the aggregate of not less than \$1,000,000 or conduct each Short-Term Rental transaction through a platform that provides equal or greater insurance coverage.
- ☒ I understand Short-Term Rental permits are not transferable to another operator, owner or location.
- ☒ I understand I shall post in a prominent location of the dwelling the City's Good Neighbor Guidelines, the maximum permitted occupancy of the Short-Term Rental, evacuation plan, parking plan, trash disposal requirements, responsible agent name and contact information, the street address of the Short-Term Rental and the Short-Term Rental license number.
- ☒ I understand I'm required to obtain a Rental Ready Inspection prior to renewal of the annual business license.

Required Attachments – the following are required to be attached to this supplemental application

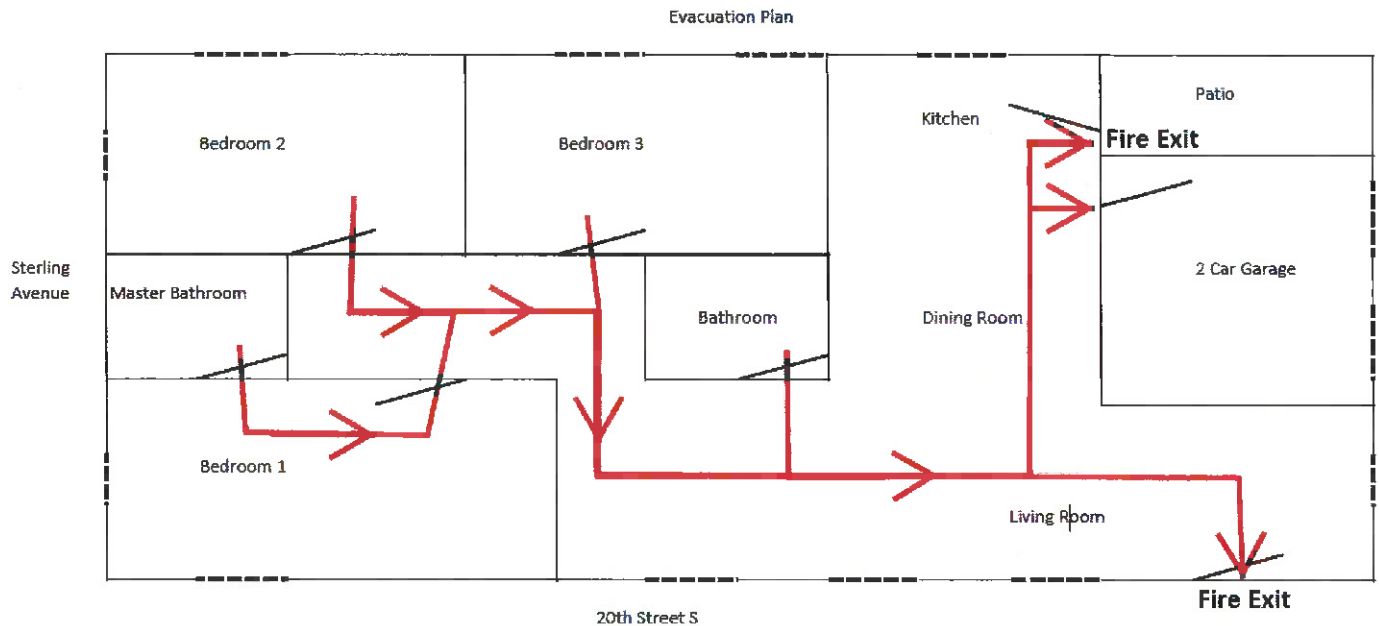
Floor Plan (depicting all: entrance/exit doors, windows, guest bedrooms, bathrooms, kitchens, location of smoke detectors, fire extinguisher and carbon monoxide detectors)

Example Floor Plan (please include for all floors of the house):



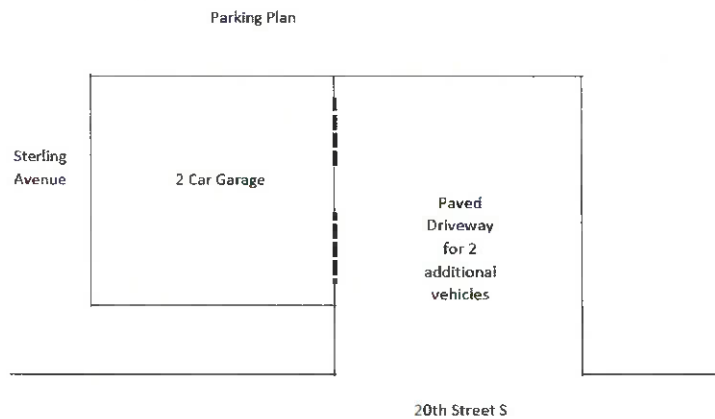
_____ **Evacuation Plan** (indicating the fire exits and escape routes)

Example Evacuation Plan (please include for all floors of the house):

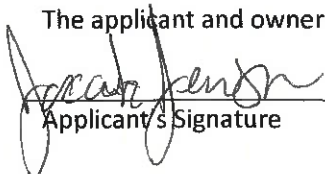


_____ **Parking Plan** (all parking areas must be paved, and this plan should indicate all parking areas for guests, including street and driveway parking)

Example Parking Plan:



The applicant and owner hereby agree that the information provided above is accurate.


Applicant's Signature

02-22-2023
Date


Owner's Signature

02/22/2023
Date

Attestations

509 E RANKIN RD INDEPENDENCE, MO 64055
Short-Term Rental Address

I, JACOB & TAYLOR JENSEN, hereby certify that:
(Owner Name)

Initial Below:

- JT The dwelling unit has no outstanding property taxes or City liens associated with the lot-of-record, nor does the owner owe any other outstanding taxes to the City, including taxes and fees owed in connection with the Short-Term Rental;
- TJ The dwelling unit complies, and will comply during any Short-Term Rental of the dwelling unit, with all standards contained in the City's International Property Maintenance Code and all health safety requirements contained in the Building Code;
- TJ The dwelling unit has working smoke detectors inside and a properly maintained and charged fire extinguisher;
- TJ The dwelling unit is not subject to any contractual restrictions precluding the dwelling unit from being used for Short-Term Rentals, including but not limited to: homeowner association agreements, condominium bylaws, restrictive covenants, or building restrictions;
- TJ The owner has read, understands, and agrees to comply with all legal duties imposed by this article and the Unified Development Ordinance;
- TJ The owner will not discriminate in guest use or rental of a Short-Term Rental, and will comply with all applicable anti-discrimination laws, including but not limited to: Title VII of the Civil Rights Act of 1968, the Fair Housing Act (FHA), and the Americans with Disabilities Act (ADA); and,
- TJ The owner will make the Good Neighbor Guidelines available to all renters in the rental agreement and will post it in a prominent location within the Short-Term Rental.

Acknowledgements:

I certify that all information contained in this application, and any attachments hereto, is true and correct to the best of my knowledge. I understand that the City of Independence is authorized to suspend or revoke a permit or license issued under the provisions of its City Code wherever a permit or license is issued in error or on the basis of incorrect, inaccurate, or any false statement or misrepresentation, or in violation of any ordinance or regulation or any of the provisions of the City of Independence City Code, the Unified Development Ordinance, the International Building Code or International Fire Code as adopted by the City of Independence. Fines and penalties for misrepresentation of material facts will be assessed in accordance with City of Independence ordinances and State of Missouri Revised Statutes. I understand that any change in the scope or cost of the work or use must be reported to the Community Development Regulated Industries Division and additional permits and/or licenses may be required.

Jacob Jensen 02-22-2023
Applicant's Signature Date

Taylor Jensen 02/22/2023
Owner's Signature Date