

SENATE, No. 2479

STATE OF NEW JERSEY
219th LEGISLATURE

INTRODUCED MAY 11, 2020

Sponsored by:

Senator STEPHEN M. SWEENEY

District 3 (Cumberland, Gloucester and Salem)

SYNOPSIS

Requires DOH to establish sanitization guidelines for hotels operating in State.

CURRENT VERSION OF TEXT

As introduced.



1 AN ACT concerning hotel sanitization and supplementing
2 N.J.S.A.55:13A-1 et seq.

3

4 **BE IT ENACTED** by the Senate and General Assembly of the State
5 of New Jersey:

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7 1. As used in this act:

8 “Front desk” means the physical location in a hotel where a guest
9 may check-into or reserve a room.

10 “Guest room” means a private room made available by a hotel for
11 occupancy by a guest. A guest room may be comprised of several
12 interconnected rooms, such as a bathroom, living room, or multiple
13 bedrooms, in the case of a suite.

14 “Guest touch-point” means any surface in a public space in hotel
15 that is regularly touched by a hotel or motel guest. A guest touch-
16 point includes, but is not limited to, doorknobs, door handles,
17 counters, desks, tables, chairs, sofas, and electronics.

18 “Occupied guest room” means that a guest is currently checked in
19 to a guest room regardless of whether the guest is physically present
20 in the room.

21 “Public space” means any space accessible to a guest within a
22 hotel including, but are not limited to, the lobby, including a lobby
23 bathroom, a dining area, a hallway, an elevator, and a bathroom. A
24 public space does not include a guest room.

25

26 2. a. The Commissioner of Health shall issue protocols for the
27 sanitization of each hotel in the State. These protocols shall include,
28 but not be limited to, directives requiring hotel staff to:

29 (1) maintain continuous 24 hour, seven day a week coverage of a
30 front desk by at least one employee per every 100 guest rooms, and
31 by at least one additional employee per every 200 guest rooms;

32 (2) train a front desk employee to respond to a guests’ inquiry
33 related to health and safety, including but not limited to, the location
34 of hospitals in the vicinity of the hotel, emergency telephone
35 numbers, and options for seeking treatment or testing for virus
36 diseases during a public health crisis;

37 (3) ensure that every guest room is cleaned and sanitized and
38 provided with an adequate supply of clean towels, sheets, and
39 pillowcases prior to occupancy by a new guest;

40 (4) ensure that every occupied guest room is cleaned and sanitized
41 every day, and that the room is provided with an adequate supply of
42 clean towels, sheets, and pillowcases and that the towels, sheets, and
43 pillowcases that are changed no less frequently than once every day;

44 (5) ensure that all public spaces are cleaned and sanitized at least
45 once every day, and that all guest touch-points are cleaned and
46 sanitized regularly throughout each day;

47 (6) provide their employees with anti-microbial cleaning products
48 certified by the United States Environmental Protection Agency that

1 are approved for use against the coronavirus disease 2019 (COVID-
2 19), other coronaviruses, influenza viruses, or other viral diseases.
3 These products shall be used when cleaning and sanitizing each guest
4 room, guest touch-point, and public space; and

5 (7) train its employees on the proper use of anti-microbial cleaning
6 products and on proper cleaning protocols that maximize the sanitary
7 condition of each guest room, guest touch-point, and public space.

8 b. The Bureau of Housing Inspection in the Department of
9 Community Affairs shall distribute the guidelines developed by the
10 Department of Health pursuant to subsection a. of this section, and
11 shall inspect each hotel in the State for the purpose of determining
12 the extent to which each hotel complies with the provisions of this
13 act and the regulations promulgated hereunder.

14
15 3. The Commissioner of Health, in consultation with the
16 Department of Community Affairs, pursuant to the "Administrative
17 Procedures Act," P.L.1968, c.410 (C.52:14B-1 et seq.) shall adopt
18 rules and regulations necessary to effectuate the purposes of this act.

19
20 4. This act shall take effect on the first day of the third month
21 next following enactment, except that the commissioner may take
22 any anticipatory administrative action in advance as shall be
23 necessary for the implementation of this act.

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26 STATEMENT

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28 This bill requires the Commissioner of Health to issue protocols
29 for the sanitization of each hotel in the State.

30 As defined in the bill: "front desk" means the physical location in
31 a hotel where a guest may check-into or reserve a room; "guest room"
32 means a private room made available by a hotel for occupancy by a
33 guest, including those comprised of several interconnected rooms,
34 such as a bathroom, living room, or multiple bedrooms, in the case
35 of a suite; "guest touch-point" means any surface in a public space in
36 hotel that is regularly touched by a hotel or motel guest, including,
37 but is not limited to, doorknobs, door handles, counters, desks, tables,
38 chairs, sofas, and electronics; "occupied guest room" means that a
39 guest is currently checked in to a guest room regardless of whether
40 the guest is physically present in the room; and "public space" means
41 any space, excluding a guest room, accessible to a guest within a
42 hotel including, but are not limited to, the lobby, including a lobby
43 bathroom, a dining area, a hallway, an elevator, and a bathroom.

44 Specifically, the protocols would include, but not be limited to,
45 directives requiring hotel staff to: maintain continuous 24 hour, seven
46 day a week coverage of a front desk by at least one employee per
47 every 100 guest rooms, and by at least one additional employee per
48 every 200 guest rooms; train a front desk employee to respond to a

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1 guests' inquiry related to health and safety, including but not limited
2 to, the location of hospitals in the vicinity of the hotel, emergency
3 telephone numbers, and options for seeking treatment or testing for
4 virus diseases during a public health crisis; ensure that every guest
5 room is cleaned and sanitized and provided with an adequate supply
6 of clean towels, sheets, and pillowcases prior to occupancy by a new
7 guest; ensure that every occupied guest room is cleaned and sanitized
8 every day, and that the room is provided with an adequate supply of
9 clean towels, sheets, and pillowcases and that the towels, sheets, and
10 pillowcases that are changed no less frequently than once every day;
11 ensure that all public spaces are cleaned and sanitized at least once
12 every day, and that all guest touch-points are cleaned and sanitized
13 regularly throughout each day; provide their employees with anti-
14 microbial cleaning products certified by the United States
15 Environmental Protection Agency that are approved for use against
16 COVID-19, other coronaviruses, influenza viruses, or other viral
17 diseases and will be used when cleaning and sanitizing each guest
18 room, guest touch-point, and public space; and train its employees on
19 the proper use of anti-microbial cleaning products and on proper
20 cleaning protocols that maximize the sanitary condition of each guest
21 room, guest touch-point, and public space.

22 The Bureau of Housing Inspection in the Department of
23 Community Affairs would distribute the guidelines developed by the
24 Department of Health and inspect each hotel in the State for the
25 purpose of determining the extent to which each hotel complies with
26 the provisions of bill.