Regulations
for Private Tourist Accommodation Facility

This translation is provided for guidance. The governing text is the Arabic text.

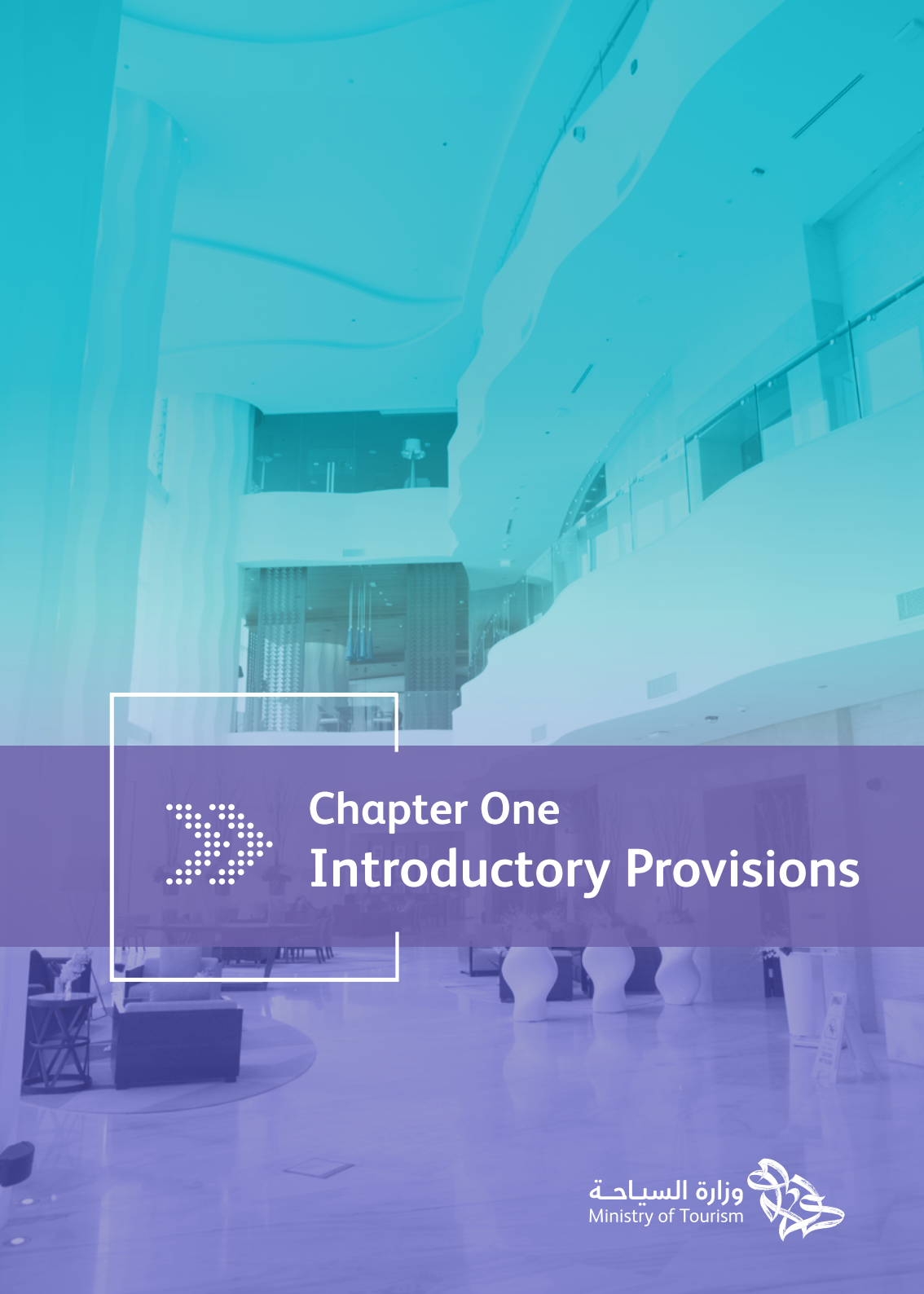


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Ministry of Tourism

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Chapter One
Introductory Provisions

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Article 1

In these Regulations, the following terms and phrases shall have the meanings assigned thereto, unless the context requires otherwise:

- **Law:** Tourism Law
- **Regulations:** Regulations for Private Tourist Accommodation
- **Ministry:** Ministry of Tourism.
- **Minister:** Minister of Tourism.
- **Private Tourist Accommodation Facility:** An independent furnished real estate unit owned by an individual and licensed by the Ministry that provides accommodation service for a tourist in return for a fee.
- **Travel and Tourism Service Provider:** A person licensed to provide marketing and reservation management services for the units of the private tourist accommodation facility.
- **Permit:** A document issued by the Ministry approving the practice of a private tourist accommodation facility activity.
- **Authorized person:** Any person with a natural capacity who has obtained a permit from the Ministry in accordance with the Law and its Regulations.
- **Tourist:** Any person with a natural capacity who, for the purpose of tourism, lawfully stays for a period of no less than one night outside his regular place of residence, or makes use of one or more tourist, complementary, and specialized services.
- **Procedural Guide:** A document that includes instructions, guidelines, criteria, or others to specify the detailed procedures complementary to these Regulations, in accordance with the provisions of the Law and its Regulations.
- **Official Address:** The address registered in the permit, the national address, or the contact information of the activity practitioner, whatever their types, as obtained by the Ministry.

Article 2



These Regulations set up rules for regulating the practice of private tourist accommodation facility activity, and specify the controls, conditions, and procedures for obtaining the permit, as well as the ongoing obligations to be observed, and the general provisions.



Chapter Two
Authorization

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Article 3

A private tourist accommodation facility activity may not be practiced without obtaining a permit, nor after the expiry or cancellation thereof, nor during its suspension period.

Article 4

The controls for issuing a permit shall be as follows:

1. The private tourist accommodation facility shall be located within a real property designated for residential use.
2. The total number of permits issued to an authorized person shall not exceed a maximum of 3 permits on the same real property.

The Minister – or his designee – may by a decision he makes and for considerations that the Ministry deems appropriate, suspend the issuance of the permit for a specified period in any geographical area.

Article 5

An applicant for a permit from the Ministry shall fulfill the following requirements:

1. Be a Saudi national;
2. Provide an electronic title deed or lease contract establishing ownership or usufruct of the real property subject of the permit, where applicable;
3. Not be objected by the owners in a joint real property where the private tourist accommodation facility is located as a daily rent.
4. Provide updated official data of the applicant and the private tourist accommodation facility.

The applicant shall fill out the permit application form.

Article 6

Without prejudice to the requirements set forth in Article 5 of these Regulations, an applicant for permit shall, if the number of permits issued thereto exceeds eight permits, submit a valid contract for managing the authorized facilities with a licensed tourist accommodation facility management service provider, covering the validity period of these permits.

Article 7

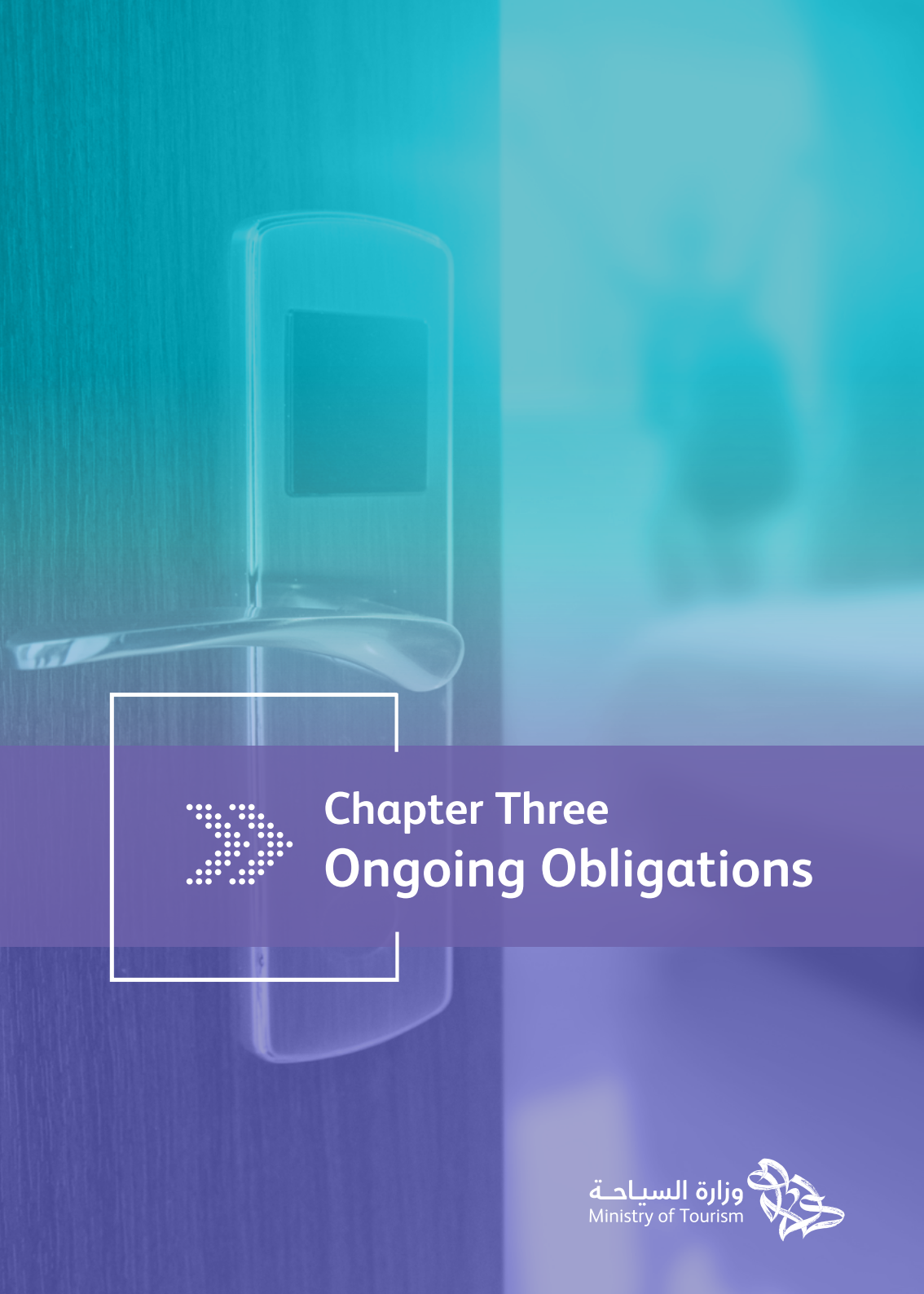
Without prejudice to the power of the Minister set forth in Article 4 of these Regulations, The Ministry shall issue the permit upon the applicant's fulfillment of the requirements set forth in Articles 4, 5, and 6 of these Regulations, and his payment of the permit fees in accordance with the Fees Regulations.

Article 8

1. The permit shall contain the data of the authorized person and the private tourist accommodation facility, the validity and expiry dates of the permit, and any other information that the Ministry deems appropriate to be included therein.
2. The validity period of the permit shall not exceed one year.

Article 9

An authorized person intending to cancel his permit shall apply to the Ministry for approval thereof, provided that he terminates all existing obligations based thereon.



Chapter Three
Ongoing Obligations

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Article 10

The authorized person shall:

1. comply with the controls and conditions of the permit;
2. provide the service as prescribed in the permit issued thereto;
3. prevent other persons from using the permit;
4. abide by the decisions, instructions and circulars issued by the Ministry;
5. allow inspectors to perform their duties, cooperate with them, and facilitate their work;
6. avoid using the Ministry's name or logo in any promotional or marketing activity, except after obtaining its approval; and
7. Respond to the Ministry on a continuous basis through the representative of the private tourist accommodation facility.

Article 11

To ensure the quality of the service provided, the authorized person shall abide by the following:

1. Indicate the basic data specified in the permit in a conspicuous place to the tourist inside the private tourist accommodation facility;
2. Avoid using an expired permit;
3. Use data and information corresponding with the permit and actual images of the private tourist accommodation facility upon publishing or advertising same;
4. Show general instructions for the use of the private tourist accommodation facility through the travel and tourism service provider in a conspicuous place within the facility, provided that these instructions include the following: use of car parks, waste removal, whereabouts of instructions for using devices, prohibited actions, how to deal with lost items, and numbers of customer service, tourist phone, and emergency offices, etc.;
5. Apply the general health rules and conditions to the private tourist accommodation facility and all its services, and to all employees therein;
6. Maintain general cleanliness and environmental conservation in all equipment and fixtures of the private tourist accommodation facility, such as adequate ventilation, cleanliness and safety of furniture and equipment, safety of ceilings and walls, etc.;

7. Ensure that the private tourist accommodation facility is well prepared, clean and properly maintained to receive tourists before their check-in;
8. Use the Arabic or English languages, and the Hijri and Gregorian calendars, in all official dealings and publications, as per the tourist's wish, if any;
9. Avoid declining to provide the service without legally acceptable reasons in the event of a confirmed reservation;
10. Avoid offering reservation services for the private tourist accommodation facility or marketing and advertising same except through the travel and tourism service providers;
11. Ensure regular update of the data and information of the private tourist accommodation facility with the travel and tourism service provider; and
12. Indicate the absorptive capacity of the private tourist accommodation facility upon marketing same and ensure that customers adhere thereto.

Article 12

To ensure the integrity of the information and data provided, the authorized person shall:

1. provide the Ministry, upon its request, with any information or data by any means it deems appropriate and within the period it specifies; and
2. update his data and that of the private tourist accommodation facility in the Ministry's electronic system immediately in the event of any change.

Article 13

To ensure transparency vis-à-vis the prices of services delivered, the authorized person shall set and abide by a price list of these services in both the Arabic and English languages, and shall announce same to tourists through the travel and tourism service provider, in accordance with the controls set by the Ministry, provided that said list includes the legal fees and taxes.

Article 14

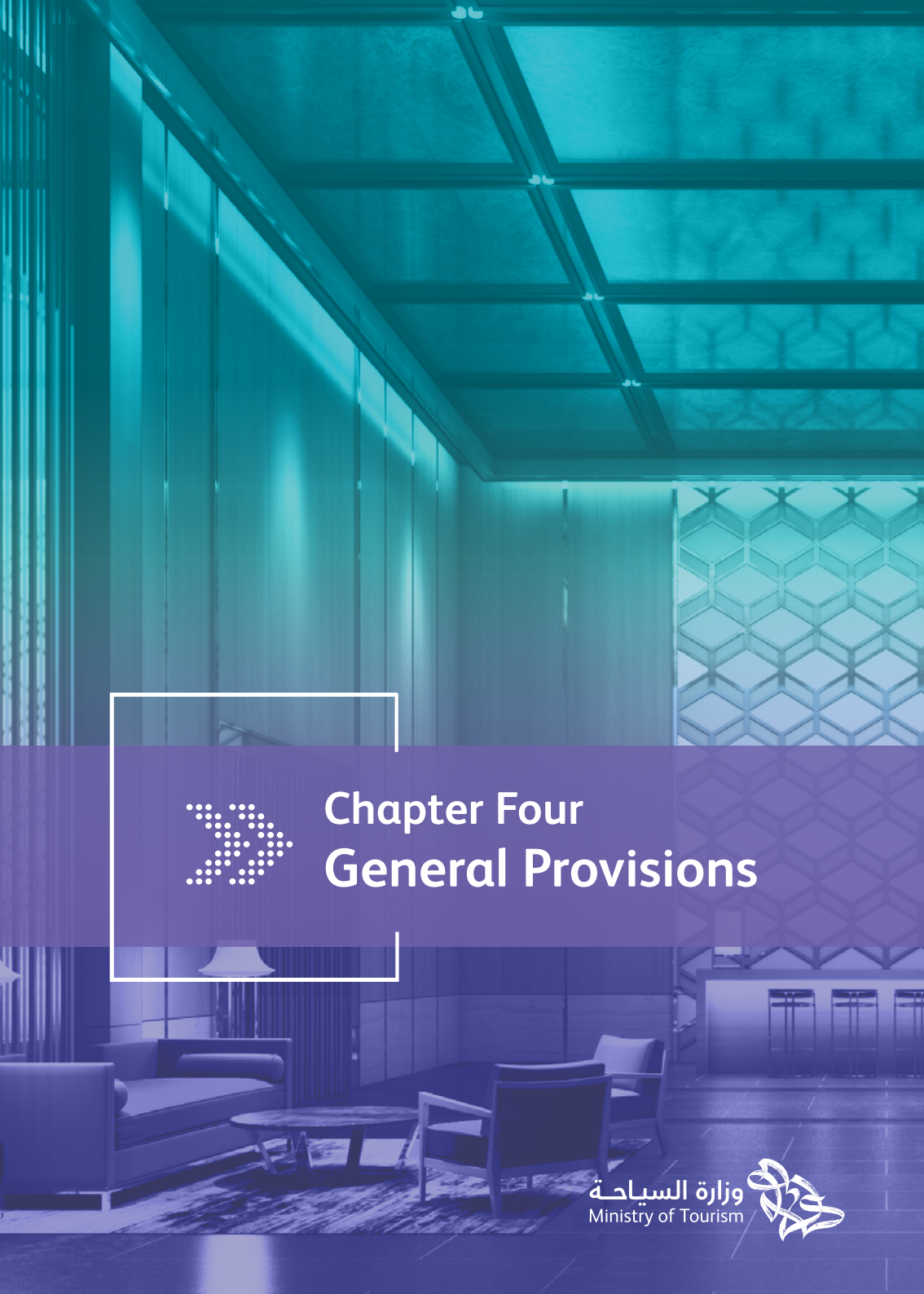
To ensure the safety and security of the tourist, the authorized person shall:

1. maintain the confidentiality and privacy of the tourist's information, and avoid sharing or using same for any purpose whatsoever without obtaining his consent;
2. comply with the laws and the instructions of the competent authorities regarding security, health, and environmental aspects, safety means, first-aid, evacuation, etc., and take all measures and precautions to achieve the same;
3. avoid any action that would force the tourist to leave the unit after checking in, except through the competent authorities, and in accordance with the relevant statutory provisions;
4. avoid entering the tourist's unit, without obtaining his permission, and whether he is present or not therein, except after coordination with the competent authorities;
5. ensure the tourist's safety from risks, such as fire, gas leak, spoiled food and drinks, etc.;
6. provide security precautions, in accordance with the controls and requirements of the competent authorities;
7. provide safety tools, such as fire extinguishers, fire suppression covers, smoke detectors, first aid kits;
8. report immediately and directly to the competent authorities any incident related to the tourist's security and safety, or to the private tourist accommodation facility and its employees, if any; and
9. Avoid receiving a tourist without a valid proof of identity, provided that it is verified by examining its original at check-in and matching same with the reservation data, without requesting or taking a copy thereof; in emergency cases, tourists who do not have proof of identity may be received after obtaining approval from the competent authorities.

Article 15

To guarantee the rights related to reservation and payment procedures, the authorized person shall:

1. remove the advertisement and display of the private tourist accommodation facility from the online reservation platforms upon any temporary suspension of the service;
2. decline to claim or receive any amounts from the tourist except through the travel and tourism service provider;
3. avoid providing any additional services to the tourist unless they were previously announced by the travel and tourism service provider; and
4. allow the tourist to enter and exit the private tourist accommodation facility at the times specified in the reservation document issued by the travel and tourism service provider.



Chapter Four
General Provisions

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Article 16

1. Any practitioner of a private tourist accommodation facility activity shall be subject to inspection in accordance with the Law, Regulations and procedural guides set by the Ministry for this purpose.
2. Penalties shall be implemented against any violation of the provisions of the Law and its Regulations in accordance with the Table set forth to in Article 16(5) of the Law.

Article 17

Without prejudice to relevant laws, the Ministry may seek the assistance of specialized technical companies or agencies to carry out certain tasks entrusted thereto under the Law and its Regulations, provided that they have sufficient trained technical personnel and experience as per the tasks assigned thereto as specified by the Ministry, in accordance with the provisions of the Law and its Regulations.

Article 18

The procedural guides required to implement the provisions of these Regulations shall be issued pursuant to a decision of the Minister, or his designee, upon the recommendation of the Ministry, and shall be updated in the same manner. These guides shall be published on the Ministry's official website, and shall enter into force as of the date of publication thereof.

Article 19

Any correspondence sent by the Ministry to the practitioners of the private tourist accommodation facility activity at their official addresses shall be deemed an official notification.

Article 20

These Regulations shall be published in the Official Gazette and shall enter into force as of the effective date of the Law.

Fees Schedule for Private Tourist Accommodation Facility

Service	Fees (SAR)
Permit Issuance	1,100


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