



2024 South Dakota Legislature

Senate Bill 89

Introduced by: **Senator Rohl**

1 **An Act to reduce the notice requirement period to terminate a tenancy at will.**

2 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF SOUTH DAKOTA:

3 **Section 1. That § 43-8-8 be AMENDED:**

4 **43-8-8.** A tenancy or other estate at will, however created, may be terminated by
 5 the ~~landlord's~~ landlord giving notice to the tenant in the manner prescribed by § 43-8-9
 6 to remove from the premises within a period, specified in the notice, of not less than ~~one~~
 7 ~~month~~ fifteen days. However, if the tenancy at will is the residence of a tenant who is on
 8 active military service or if a person on active military service is an immediate family
 9 member of the tenant, the tenant is entitled to two months' notice in the manner
 10 prescribed by § 43-8-9 unless:

- 11 (1) The tenant has engaged in sustained conduct that is either disruptive to other
 12 residents or neighbors, illegal, destructive, ~~or~~ negligent toward the maintenance of
 13 the property, or constitutes a material breach in the implied lease conditions; or
 14 (2) The landlord has sold the property or the property has passed to the landlord's
 15 estate.

16 For the purposes of this section, an immediate family member is a spouse or minor
 17 child.