

Chapter 11

Housing

Part 1

Landlord Tenant Reports

- §11-101. Duty of Property Owners
- §11-102. Failure to Provide Report
- §11-103. Rental Operating License
- §11-104. Penalty

Part 1**Landlord Tenant Reports****§11-101. Duty of Property Owners.**

Every person owning any property within the Borough which is rented, in whole or in part, to one or more persons for residential purposes shall certify to the Borough Secretary a list of all lessees and tenants over 18 years of age and their respective addresses on or before March 31 and September 30 of each year, as well as whenever any tenant moves in or out. The forms shall be provided by the Borough for the purpose of such registration.

(Ord. 76, 12/29/2003)

§11-102. Failure to Provide Report.

Any person owning any property within the Borough which is rented to one or more persons for residential purposes who willfully or negligently fails to submit tenant lists as required by §11-101 shall be liable for, in addition to the penalties herein provided, such sums as would have been billed by the Borough if such tenant list had been provided less any sums actually received from such tenants for the fiscal year for which the list was not provided.

(Ord. 76, 12/29/2003)

§11-103. Rental Operating License.

1. No person shall rent residential properties unless he or she or it, in the case of a corporation or partnership or other entity, holds a valid current operating rental license, issued by the code official, for the specified named or numbered regulated residential property.

2. A rental license shall be obtained by the owner(s) having a legal or equitable interest in the following forms of rented residential premises: single-family dwellings, single-family dwelling units, hotels having more than six rooms, motels having more than six rooms and any or all combinations thereof or parts thereof.

3. Fees for registration shall be as follows:

A. Fees for rental units shall be set by resolution annually based upon costs and expenses of the Borough related to registration.

B. There shall be an annual registration fee of \$10 per room available for occupancy for hotels and motels; in addition, there shall be an annual fee of \$25 per structure. There shall be an annual registration fee of \$5 per room available for occupancy for care facilities.

4. Upon receipt of the fully completed registration form and the payment of the appropriate license fee, the Borough shall, within 30 days, issue a rental license to the owner or responsible local agent, except in the event that the property is in violation of any Borough ordinance; then, in that event, the Code Enforcement Officer shall issue the necessary notice and order to abate the illegal or unsafe conditions to ensure compliance with this Code.

5. It shall be unlawful for the owner(s) of any premises containing one or more dwelling and/or rooming units, other than owner-occupied single-family dwellings, or any agent acting for said owner(s), to permit occupancy of any dwelling unit or rooming unit on the premises by another or to represent to the public such premises, or a part thereof, as for rent, lease or occupancy unless said rental and/or rooming units are currently registered and licensed and said registration and license has not been revoked or invalidated.

(Ord. 76, 12/29/2003)

§11-104. Penalty.

Any person who shall violate or fail, neglect or refuse to comply with any of the provisions of this Part, upon conviction thereof, shall be sentenced to a fine of not more than \$1,000 plus costs and, in default of payment of said fine and costs, to a term of imprisonment not to exceed 30 days. Each violation of the provisions of this Part and each day on which any such violation shall continue shall be deemed a separate offense.

(Ord. 76, 12/29/2003)