

BOROUGH OF NORTHUMBERLAND
Northumberland County, Pennsylvania

ORDINANCE NO. 2002-8

AN ORDINANCE AMENDING THE REQUIREMENTS FOR THE INSPECTION OF PREMISES HELD FOR RESIDENTIAL LEASE, ETC.; SETTING FEES; AND ESTABLISHING PENALTIES.

NOW THEREFORE BE IT ORDAINED AND ENACTED by the Council of the Borough of Northumberland, Northumberland County, Pennsylvania, and it is hereby ordained and enacted by the authority of same as follows:

SECTION 1. Name. This Ordinance shall be named the "Landlord Regulation Ordinance of 2002."

SECTION 2. Definitions.

- Residential Rental Unit.** A dwelling unit, which may be in a single or duplex home, a multiple unit structure, or apartment house, or townhouse, which is leased for rent to members of the public for monetary consideration.
- Town house** one of a row of identical houses situated side by side and sharing common walls

SECTION 3. Inspection Required.

- (A) All residential rental units shall be inspected by the Code Officer or his designee each time that a tenant vacates a premises. The purpose of the inspection will be to ensure compliance with all applicable fire, safety, building, and property maintenance codes in force in the Borough. It is the responsibility of the landlord to notify the Code Officer of the vacancy. Nothing herein shall prevent the Code

Officer from inspecting a premises upon complaint or other good cause.

- (B) Any property owner, landlord, or other affected entity who refuses an inspection, shall, separate from any penalty set forth herein, suffer the immediate suspension of his or her license to lease residential premises to the public.

SECTION 4. Fees and Penalties. The inspection fees imposed for the inspections required by Section 3 shall be reasonable and shall be set by the Borough Council by resolution. Any landlord, person, or other affected entity who intentionally or willfully violates this Ordinance commits a summary offense and shall, upon conviction, pay a fine of no more than Three Hundred (\$300.00) Dollars, or in default thereof, be sentenced to no more than thirty (30) days in the county prison.

SECTION 5. Effective Date. This Ordinance shall be effective June 1, 2002.

ENACTED AND ORDAINED as an Ordinance of the Borough of Northumberland, Northumberland County, PA this 22nd day of May, 2002

BOROUGH OF NORTHUMBERLAND

Janice B. Bowman
Secretary

[Signature]
President

Approved this 22nd day of May, 2002

Getchen H. Brosius
MAYOR

