

CHAPTER 11

HOUSING

Part 1

Housing

- \$101. Purpose
- \$102. Definitions and Interpretation
- \$103. Reports by Landlords
- \$104. Reports by Persons upon Becoming Landlords
- \$105. Reports of Changes in Use or Occupancy
- \$106. Duties of the Borough Secretary
- \$107. Penalties

Part 1

Housing

\$101. Purposes. This Part is enacted to provide for the uniform and equitable distribution of the tax levies in the Borough and upon the inhabitants thereof and to promote the health, safety, morals and general welfare of the inhabitants of the Borough. (Ord. 235, 3/2/70, §1; as revised by Ord. 271, 6/8/1992)

\$102. Definitions and Interpretation. As used in this Chapter, the following terms shall have the meanings indicated, unless a different meaning clearly appears from the context:

BUSINESS UNIT - a parcel of real estate, with or without improvement located thereon utilized by any person or persons for any commercial activity or purpose.

DWELLING UNIT - one (1) or more rooms used for living and sleeping purposes arranged for occupancy by one (1) family or by one (1) or more persons.

LANDLORD - a lessor, or person who acts as agent for the lessor, of any parcel of real estate located in the Borough, or a lessor, or person who acts as agent for the lessor, of any improvements on real estate of any building located in the Borough.

PERSON - any individual, partnership, association, firm or corporation.

TENANT - a person who has the use, either by himself or with others, of a dwelling unit or a business unit owned by a person other than himself, for a period exceeding thirty (30) days.
(Ord. 235, 3/2/70, §2; as revised by Ord. 271, 6/8/1992)

\$103. Reports by Landlords. Within thirty (30) days from the effective date of this Part, each landlord shall submit to the Borough

Council a report form supplied by the Borough Council which includes the following information:

1. List of the dwelling units and business units owned by the landlord, located within the Borough limits, whether occupied or not occupied.
2. Address of each dwelling unit and business unit.
3. Brief description of each dwelling unit or business unit.
4. Whether or not said dwelling unit or business unit is inhabited or utilized by tenants.
5. Names of the tenant or tenants utilizing the aforementioned dwelling unit or business unit, if any.

(Ord. 235, 3/2/70, §3, as revised by Ord. 271, 6/8/1992)

§104. Reports by persons upon Becoming Landlords. After the effective date of this Part, any person who becomes a landlord of any parcel of real estate of any improvement on real estate or building located in the Borough by agreement of sale, by deed, or by any other means, shall, within thirty (30) days thereafter, report to the Borough council the information and data set forth in §103, above, and on forms to be provided by the Borough Council. (Ord. 235, 3/2/70, §4, as revised by Ord. 271, 6/8/1992)

§105. Reports of Changes in Use of Occupancy. After the effective date of this Part, each and every landlord of property within the Borough shall report to the Borough Council on a report form to be supplies by the Borough Council, any change in the use or occupancy of any dwelling unit or business unit owned by such landlord. The reported change shall include the name of names of new tenants of such dwelling unit or business unit, old tenant or tenants if known. A landlord of a hotel, inn or boarding house shall not be required to report a person as a "tenant" until that person has resided in such landlord's establishment for a period exceeding thirty (30) days. In the event that a dwelling unit or business unit was used or utilized by a tenant and then becomes vacant, this change shall also be reported to the Borough council. All reports required by this Section shall be made within ten (10) days after a landlord has knowledge that such a unit has had a change in occupancy or has become vacant. (Ord. 235, 3/2/70, §5, as revised by Ord. 271, 6/8/1992)

§106. Duties of the Borough Secretary. The Borough Council, under the authority of this part, shall:

1. Maintain on file at the Borough office, the names of the landlords owning dwelling units and business units in the Borough, said list to include the names of the current tenants of said dwelling units and business units.

2. Maintain a supply of forms for landlords to use in making reports to the Borough Council as required by §§103, 104, and 105 of this Part.

3. Notify the Chief of Police and the Fire Chief of the Borough of the address and description of any dwelling unit or business unit that is vacant, unoccupied and not in use.

(Ord. 235, 3/2/70, §6, as revised by Ord. 271, 6/8/1992)

§107. Penalties. Any person who shall violate any provision of this Part shall, upon conviction thereof, be sentenced to pay a fine not exceeding six hundred dollars (\$600.00) and costs, or in default of payment thereof, shall be subject to imprisonment for a term not to exceed thirty (30) days. Each day that a violation of this Part continues shall constitute a separate offense.
(Ord. 235, 3/2/70, §7, as revised by Ord. 271, 6/8/1992)