

INTRODUCED 9-10-2020

BY Chairman Miner

ENACTED 10-8-2020

CONNELLSVILLE TOWNSHIP
FAYETTE COUNTY, PENNSYLVANIA

ORDINANCE NO. 2020-2

**AN ORDINANCE OF THE TOWNSHIP OF CONNELLSVILLE, FAYETTE COUNTY,
PENNSYLVANIA, REQUIRING THE REGISTRATION OF RENTAL DWELLING UNITS
IN CONNELLSVILLE TOWNSHIP AND OF THE OCCUPANTS THEREOF.**

BE IT ORDAINED AND ENACTED by the Board of Supervisors of Connellsville Township, Fayette County, as follows:

SECTION I. This Ordinance shall be known as the Connellsville Township Rental Dwelling Ordinance.

SECTION II: DEFINITIONS:

A. Landlord is defined as the record owner, as indicated by the records in the Office of the Recorder of Deeds in and for Fayette County, Pennsylvania, of any real estate located in the Township of Connellsville, which real estate is being utilized as the residence of one or more persons other than the landlord and his immediate household. The term landlord shall include natural persons, partnerships, associations, corporations and other similar entities.

B. Tenant is defined as any individual eighteen (18) years of age or older residing in premises owned by a "landlord" as defined in this section. One may be a tenant if residing in premises owned by a "landlord" even if no rent or other consideration has been paid.

SECTION III: LANDLORD'S OBLIGATION

Within ten (10) days after any tenant has moved into a landlord's premises, the landlord shall inform the Secretary of Connellsville Township, in writing, of the name and address of such tenant or tenants, as well as the date on which such tenant or tenants moved into the premises.

Within ten (10) days after any tenant has vacated a landlord's premises, the landlord shall inform the Secretary of Connellsville Township, in writing, of the name and address of such tenant or tenants, as well as the date on which such tenant or tenants vacated the premises.

A fee of \$15.00 per dwelling/per year will be charged and is to be submitted by each Landlord by March 15th of each year to the Township when submitting their dwelling unit/tenant list. This fee can be changed by Resolution of the Township Supervisors.

SECTION IV: CURRENT TENANTS

Landlord shall notify the Secretary of Connellsville Township, in writing within ten (10) days after the effective date of this ordinance of the names, addresses, and approximate dates of entry of tenants currently residing in the landlord's premises.


SECTION V: PENALTIES

Any person, partnership, association, corporation or other similar entity violating any of the provisions of this ordinance shall be subject to a penalty in the amount of One Hundred (\$100.00) Dollars/per Landlord, which penalty may be collected by suit or summary proceedings brought in the name of the Township before any Magisterial District Judge.

This Ordinance shall take effect and be in force from and after its approval as required by law.

ORDAINED AND ENACTED by the Board of Supervisors of the Township of Connellsville at a duly assembled public meeting held the 8th day of October, 2020.

ATTEST:


Darla Hann
Secretary, Darla Hann

BOARD OF SUPERVISORS, CONNELLSVILLE
TOWNSHIP, FAYETTE COUNTY, PENNSYLVANIA

Todd Miner
Todd Miner, Chairman

Donald Hann
Donald Hann, Vice Chairman

Robert Carson
Robert Carson, Supervisor

I hereby certify that the foregoing Ordinance was advertised in the Daily Courier on September 26, 2020, a newspaper of general circulation in the Municipality and was duly enacted and approved as set forth at a regular meeting of the Connellsville Township Board of Supervisors held on August 13, 2020.

Darla Hann
Secretary, Darla Hann

