

**PENN TOWNSHIP
CUMBERLAND COUNTY, PA
OWNER/LANDLORD ORDINANCE**

ORDINANCE # 2018 - 01

An ordinance explaining owner/landlord responsibilities in Penn Township and providing penalties for violations thereof.

SECTION 1. Definitions

The following words, when used in this ordinance, shall have the meaning ascribed to them in this section, except where the context clearly indicates or requires a different meaning:

A. Owner/Landlord – Any person who owns a property within the boundaries of Penn Township that is occupied by one or more persons other than the Owner/Landlord

B. Person – Any natural person, partnership, association, firm or corporation

C. Rental Unit – Any house, room, mobile home, manufactured home, trailer, apartment, mobile home lot, or other dwelling unit or place of abode, excluding hotel room, motel units and other similar accommodations for transient persons, that is occupied by one or more persons other than the Owner/Landlord

D. Tenant – Any person over eighteen (18) years of age who leases, rents or otherwise occupies a residence located within the boundaries of Penn Township, which has been leased, rented or otherwise granted permission for use, from an Owner/Landlord

SECTION 2. Owner/Landlord Responsibilities

A. – The owner/Landlord shall notify the Penn Township secretary within fifteen (15) days of any purchase or transfer of a rental unit

B. – The Owner/Landlord shall provide septic tank maintenance in accordance with the Penn Township Solid Waste Ordinance No. 2010-2, Onsite Sanitary Management

C. – The Owner/Landlord shall ensure compliance with the following ordinances:

1. Burning Ban at Certain Times Ordinance No. 1999-1
2. Nuisance Ordinance No. 2007-02
3. Open Burning Ordinance, No. 2015-02

D. - The Owner/Landlord shall keep and maintain all rental units in compliance with all applicable State laws and regulations, all local ordinances and to keep the property in good and safe condition

(The above Ordinances may be obtained at the Township Office,
or accessed on the Penn Township Website : penntwpcc.org)

E. Trash – The Landlord shall be responsible for compliance with the Solid Waste Ordinance, (recycling) No. 2009-03

Section 3. Fines and Penalties

Violations of any of the provisions of the Ordinance, or rules and regulations established by the Board of Supervisors under this Ordinance, shall be enforced in accordance with Ordinance No. 2016-03, Alternate Dispute.

Section 5. Miscellaneous

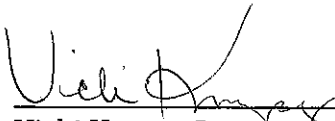
The provisions of this ordinance are severable. If any section, sentence, clause or phrase of this ordinance shall be held illegal, invalid, or unconstitutional by any court of competent jurisdiction, such decision of the court shall not affect or impair hereby declared the remaining sentences, clauses, or phrases of this ordinance. It is hereby declared as the intent of the Board of Supervisors of Penn Township that this ordinance would have been had such invalid or unconstitutional section, sentence, clause or phrase not been included herein. Furthermore, it is the intent of this ordinance to be supplementary to and not contrary to any laws of the Commonwealth of Pennsylvania or regulations of any of its executive agencies.

SECTION 6. Effective Date. This ordinance shall become effective immediately after enactment.

SECTION 7. Repeals. All ordinances or parts of ordinances inconsistent with this Ordinance are hereby repealed insofar as they may be inconsistent herewith. Specifically Ordinance 2015-07 is repealed.


ENACTED AND ORDAINED into law this 12th day of April, 2018.

ATTEST:

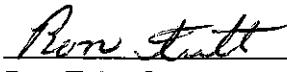


Vicki Knepp, Secretary

Gary Martin, Chairman



Ken Sheaffer, Vice Chairman



Ron Tritt, Supervisor