agent who shall be legally responsible for operating such rental dwelling in compliance with this chapter, this code of ordinances, and other applicable laws or regulations. All official notices may be served on the responsible local agent, and any notice so served, shall be deemed to have been served upon the owner of record.

(I) *More than one owner or ownership entity.* Where more than one person has an ownership interest, the required information shall be provided for each owner. If those cases in which the owner is not a person, the information required for registration shall be provided for the organization owning the rental dwelling and for the president, general manager, director(s), partner(s), executor, trustee(s), or other chief executive officer(s) of the organization.

(J) The rental unit, as a continuing condition of the granting of the license, must remain in full compliance with all City of Houston Acres ordinances; as well as any ordinance of Metro Louisville; and the Land Development Code of Metro Louisville. Owner or local agent must make at least one site visit per year to the property to make sure it is in compliance with the ordinances.
(Ord. 1, Series 2008-2009, passed 5-27-2010; Am. Ord. 2, Series 2009-2010, passed 5-27-2010) Penalty, see § 114.99

§ 114.03 CONFLICTS.

In the event that the provisions of this chapter conflict with any other provision within this code of ordinances, the provision that is more restrictive shall apply.
(Ord. 1, Series 2008-2009, passed 5-27-2010; Am. Ord. 2, Series 2009-2010, passed 5-27-2010)

§ 114.99 PENALTY.

(A) *Deficiencies or violations.* The city reserves the right to conduct an inspection of the premises to make sure the rental dwelling is in compliance with the city's ordinances, or other applicable laws or regulations. The owner shall be provided a written list of deficiencies or violations that must be corrected.

(B) *Continued violations.* If, after notice and time to cure, the city has reasonable cause to believe a rental dwelling continues to be in violation of city ordinance, or other applicable law or regulation, the City may proceed to cite the owner of the property the sum of $100 per day of violation.
(Ord. 1, Series 2008-2009, passed 5-27-2010; Am. Ord. 2, Series 2009-2010, passed 5-27-2010)

(B) *Annual registration.* The annual registration date shall be January 1 of each year. In the first year of enactment of this chapter, 2010, the annual registration and fee for 2010 shall be due within 90 days from the date of passage of the ordinance codified herein.

(C) *Registration of new rental dwellings.* The owner of a new rental dwelling or of any dwelling newly converted to a rental dwelling shall register the rental dwelling prior to allowing occupancy.

(D) *Change in registration information.* The owner of a rental dwelling(s) already registered with the city shall re-register within 60 days after any change occurs in registration information. No new fee shall be charged for a change in the registration information.

(E) *New ownership of registered rental dwelling.* A new owner of a registered rental dwelling shall re-register the dwelling within 60 days of assuming ownership. No new fee shall be charged for a change in the registration information.

(F) *Registration of rental dwellings.* Application for registration or re-registration shall be made in accordance with such instructions as may be provided with the registration application, which shall include:

(1) The address of the rental dwelling;

(2) The number of rental dwelling units and the number, names and contact phone number for all persons who will occupy or lease the premises;

(3) The name, residence address, business address, business phone number and personal phone number of the owner and/or the local agent, if applicable;

(4) Verification that all state and city taxes levied and assessed against the rental dwelling that are due and payable at the time of the filing of the application have been paid. Delinquencies on such taxes may result in the denial of an application for registration or re-registration under this section;

(5) Disclosure of any occupant or tenant who is a registered sex offender; and

(6) Signed statement from all adult occupants or tenant that they have received a copy of the city ordinances (which shall be supplied without cost by the city).

(G) *Inaccurate or incomplete registration information.* It shall be a violation of this chapter for an owner to provide inaccurate information for the registration or re-registration of rental dwellings or to fail to provide information required by the application.

(H) *Designation of local agent.* If the owner of a rental dwelling, or a responsible member or officer of the owner, does not reside within 60 miles of the city, the owner shall designate a responsible local

CHAPTER 114: RENTAL PROPERTY BUSINESSES

Section

114.01 Definitions
114.02 Registration of rental dwellings
114.03 Conflicts

114.99 Penalty

§ 114.01 DEFINITIONS.

For the purpose of this chapter, the following definitions shall apply unless the context clearly indicates or requires a different meaning.

LOCAL AGENT. An individual, fiduciary, partnership, association, corporation or other entity, which represents the owner of a rental dwelling for purposes of this chapter.

OCCUPANT. Any person, other than an owner, occupying all or part of a rental.

OWNER. An individual, fiduciary, partnership, association, corporation or other entity holding legal or equitable title in a rental dwelling.

RENTAL DWELLING or ***RENTAL PROPERTY.*** Any residential dwelling, which is in whole or in part occupied by one or more person(s) pursuant to an oral or written agreement for monetary or any other consideration, but which person(s) is(are) not acquiring an ownership interest in the dwelling. It does not include dwellings that are occupied only by members of the owner's immediate family, who do not pay rent.

TENANT. Any person, other than an owner, occupying all or part of a rental dwelling.
(Ord. 1, Series 2008-2009, passed 5-27-2010; Am. Ord. 2, Series 2009-2010, passed 5-27-2010)

§ 114.02 REGISTRATION OF RENTAL DWELLINGS.

(A) *Registration required.* All owners of rental dwellings shall annually register the rental property with the city on an application in a form provided by the city. At the time an application is filed, a registration fee in the amount of $100 shall be paid in full.