



## Legislation Text

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**File #:** ORD16-1319, **Version:** 1

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### An Ordinance Amending Chapter 155 of the Code of Ordinances Rental Property Inspections of the Village of Romeoville

WHEREAS, after Village staff review, it has been determined that it is in the best interest of the Village to amend Chapter 155 of the Village Code of Ordinances.

NOW THEREFORE BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES FOR THE VILLAGE OF ROMEOVILLE, WILL COUNTY, ILLINOIS; THAT:

SECTION 1: RECITALS. The foregoing recitals are hereby incorporated into this Ordinance as if fully set forth herein.

SECTION 2: Section 155.06 shall be hereby amended by deleting it in its entirety and inserting the following:

#### **155.06 APPLICATION FOR CERTIFICATE OF OCCUPANCY**

(A) Single family residence, commercial, or industrial. The owner, agent, or person in charge of an existing single family dwelling unit, commercial, or industrial rental space shall file an application with the Village for a Certificate of Occupancy no less than fourteen (14) working days prior to the occupancy of the rental unit. Application shall be made on a form available from the Village. The application shall contain the address of the rental unit; the name, current address, and phone number of the owner, agent, or person in charge of the property; the name of the pending lessee; and such other information required by the Code Official, including a statement of authorization allowing the Code Official to enter the premises at a mutually agreed time for the purpose of performing the inspection.

(B) Statement of authorization. In addition to the statement of authorization on the application allowing the Code Official to enter the premises, the owner, agent, or person in charge of an existing single family dwelling unit, commercial, or industrial rental space shall be advised by the Village of their right to refuse inspection of the dwelling unit, commercial, or industrial rental space, and the Village's right to seek issuance of an administrative search warrant in the event of any such refusal.

(C) Multiple family dwelling units. Owners, landlords, or property managers of multiple family complexes as defined in § 155.01 shall comply with the provisions of § 155.13 of this Chapter.

SECTION 3: SEVERABILITY. That the various provisions of this Ordinance are to be considered severable and if any part or portion of this Ordinance shall be held invalid by any Court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of this Ordinance.

SECTION 4: CONFLICTS. All prior Ordinances and Resolutions, or parts thereof in conflict or

inconsistent with this Ordinance are hereby expressly repealed only to the extent of such conflict or inconsistency.

SECTION 5: EFFECTIVE DATE. This Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

