



## Legislation Text

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**File #:** ORD16-1322, **Version:** 1

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An Ordinance Amending Chapter 156 (Residential Rental Property Licensing and Crime Free Housing)

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WHEREAS, the Village has adopted certain ordinances now codified as and for Chapter 156 (Residential Rental Property Licensing and Crime Free Housing) of the Village Code of Ordinances; and

WHEREAS, after Village staff review, it has been determined that it is in the best interest of the Village to amend certain sections of the Ordinance.

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 156.05(B)(5) shall be amended to read as follows:

156.05(B)(5) No owner or property agent entering into leases or crime free housing lease addendums regarding residential rental property shall permit any tenants to occupy any such residential real property without having first provided copies of all leases and crime free housing lease addendums to the Police Department, together with an affidavit attesting that the owner or property agent has complied with the criminal background check requirements of this Chapter.

SECTION 2A: Section 156.04(B) shall be amended to read as follows:

156.04(B) This licensing requirement shall not apply to:

- (1) Single family dwellings for which a certificate of occupancy is not required under Chapter 155 of this Code;
- (2) Hotels and motels;
- (3) Nursing homes, retirement centers, rest homes, or hospices licensed, inspected, and governed by state or federal laws, rules, or regulations;
- (4) Group homes governed by 405 Illinois Compiled Statutes 351/1 *et seq.*, as amended, Specialized Living Centers Act, dealing with the developmentally disabled or other similar uses governed by state or federal laws, rules, or regulations;
- (5) Dormitories or similar housing operated by a university, college, or other institution of higher learning; and
- (6) Residential rental property located in a subdivision or development, the occupancy of which is intended or operated for persons aged 55 or over, in accordance with the federal "Housing for Older Persons Act" or other applicable law.

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.