

RECORD OF ORDINANCES

Dayton Legal Blank, Inc.

Form No. 30043

Ordinance No. 2010-36

Passed November 10, 2010

**AN ORDINANCE AMENDING ORDINANCE 2010-10
BY CREATING SECTION 181.18 (REGISTRATION OF
TENANTS BY LANDLORDS)
AND DECLARING AN EMERGENCY**

WHEREAS, Council for the Village of Thurston previously created a municipal income tax by adopting Ordinance 2010-10 on May 19, 2010 because it believed the current general fund is not sufficient to cover the costs of present and future improvements in the Village of Thurston; and

WHEREAS, Council for the Village of Thurston now wants to amend its income tax ordinance and create a mandatory requirement, similar to other municipalities, that landlords must register a list of tenants twice a year, thus creating the need for an amendment; and

WHEREAS, Council for the Village of Thurston now wants to create Section 181.18 of the income tax code; and

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE VILLAGE OF THURSTON, OHIO THAT:

SECTION 1: Ordinance 2010-10 is hereby amended to include Section 181.18 (Registration of Tenants by Landlords) which shall read as follows:

SECTION 181.18 REGISTRATION OF TENANTS BY LANDLORDS.

(a) Each owner, or the duly designated agent thereof, of one or more units of real property located within the Municipality which are rented or available for rent commencing December 15, 2010, and on or before December 15th of each year thereafter, and on June 15, 2011, and on or before June 15th of each year thereafter, shall submit to the Village Clerk-Treasurer, or the designee thereof, a list of all tenants (including the tenant's current mailing address) presently occupying all Rental Units, the date upon which each tenant began occupying the respective Rental Unit, and a list indicating those units which are vacant. For the purpose of this section, "Rental Units" includes any unit of real property which is subject to a rental agreement, whether oral or written, for residential, commercial or industrial purposes.

(b) If a tenant's name appears on one six-month report and the tenant vacates the Rental Unit prior to the next reporting date, the tenant's forwarding address and the date the tenant vacated the unit shall be listed and indentified on the next six-month report.

(c) Any person or business entity who fails to timely file any report described herein is in violation of this Section and shall be subject to a fine of five dollars (\$5.00) per day for each and every day they remain in violation.

SECTION 2: The remaining sections and provisions of Ordinance 2010-10 remain in full force, effective, and enforceable.

SECTION 3: It is hereby found and determined that all formal actions of this Council concerning and relating to the passage of this Ordinance were adopted in an open meeting of Council and that all deliberations of the Council and any of the decision making bodies of the Village of Thurston which resulted in such formal actions were in meetings open to the public in compliance with all legal requirements of the State of Ohio.

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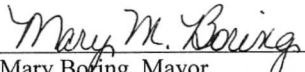
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SECTION 4: All ordinances and resolutions or parts of all ordinances and resolutions inconsistent herewith be and are hereby repealed and this Ordinance shall take effect according to law.

SECTION 5: Council declares this to be an emergency measure immediately necessary for the preservation of the public peace, health, and safety of this municipality and the further reason that the initial tenant lists must be submitted by December 15, 2010 so that tenants can be made aware of the income tax as soon as possible. Wherefore, provided this Ordinance receives the required affirmative votes of Council, this Ordinance shall take effect and be in force immediately upon passage by Council


Mary Boeing, Mayor

DATE OF PASSAGE: 11-10-2010

EFFECTIVE DATE: 11-10-2010

ATTEST:


Aaron L. Reedy, Clerk/Treasurer

APPROVED AS TO FORM:



Brian M. Zets
Village Solicitor