

**ORDINANCE 2014-011**      **Passed: May 27, 2014**

**AMENDING CHAPTER 10 “LANDLORD-TENANT REGULATIONS,” OF THE CITY OF MUNICIPAL CODE, SECTION 10.16(F) LANDLORD EDUCATIONAL PROGRAMS.**

**WHEREAS**, the City of DeKalb, DeKalb County, Illinois is a home rule community with those powers granted under the provisions of the Illinois Constitution and the Illinois Municipal Code, 65 ILCS 5/1-1-1, *et. seq.*; and,

**WHEREAS**, the City of DeKalb currently maintains Chapter 10 of the City Code, which relates to Landlord-Tenant matters within the City of DeKalb, and wishes to make certain updates to said Chapter; and,

**WHEREAS**, the City of DeKalb City Council has determined that it is necessary to regulate such matters in order to properly and adequately protect the public health, safety, welfare and morals; and,

**THEREFORE BE IT ORDAINED** by the Mayor and City Council of the City of DeKalb, DeKalb County, Illinois, as follows:

**Section 1.** Ordinance Amended.

**Chapter 10, Section 10.16 (f) shall be amended as follows:**

f) Landlord Educational Programs:

1. The City shall conduct landlord educational programs for landlords on an annual basis, advising of strategies for crime prevention and avoidance, updates to City Codes or applicable regulations, techniques for better interaction with tenants, and similar matters.

2. All landlords shall be required to attend an Educational Program conducted by the Police Department within the first year of initial registry.

3. Once Landlords have completed the Educational Program, they shall not be required to complete the educational program again unless one of the following events occurs:

a. Landlords who reach the second or subsequent stages of the City’s Chronic Disorderly House ordinance may be required by the Chief of Police to complete the Educational Program on an annual basis as a component of their remediation plan.

b. In the event that there is a substantial change in crime patterns, applicable regulations, or landlord-tenant or rental property conditions in the City, the Chief of Police may declare that an additional session of Landlord Educational

Programs is required, in which case the City shall conduct such training and all landlords shall be required to attend.

4. The failure to attend a Landlord Educational Program as required shall be regarded as a failure to register, punishable by a fine and late registration fee.

5. For purposes of the Educational Program, the person designated as the contact person for each rental property must attend the Educational Program in the initial year of registration. A person responsible for multiple properties shall be required to attend only one Educational Program upon registration or required remedial training (not one session per property).

**Section 2.** All ordinances or portions thereof in conflict with this ordinance are hereby repealed.

**Section 3.** Should any provision of this Ordinance be declared invalid by a court of competent jurisdiction, the remaining provisions will remain in full force and effect, the same as if the invalid provision had not been a part of this Ordinance.

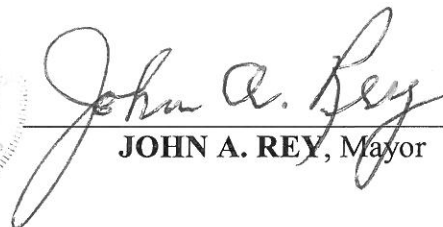
**Section 4.** This Ordinance shall be in full force and effect after passage and publication pursuant to law. Publication date: May 28, 2014. Effective date: June 6, 2014.

**PASSED BY THE CITY COUNCIL** of the City of DeKalb, Illinois at a regular meeting thereof held on the 27<sup>th</sup> day of May, 2014 and approved by me as Mayor on the same day. Passed by Omnibus roll call vote of 8 – 0 on Consent Agenda. Aye: Jacobson, Finucane, Lash, Snow, Naylor, Baker, O’Leary, Rey.

**ATTEST:**

  
ELIZABETH E. PEERBOOM, City Clerk



  
JOHN A. REY, Mayor