

Rental licenses; definitions; fees; penalties.

A. Definitions.

- (1) "Building" shall mean a fixed construction with walls, foundation and roof, such as a house, factory, garage, ect.
- (2) "Dwelling" shall mean any enclosed space wholly or partly used or intended to be used for living and sleeping, whether or not cooking and eating facilities are provided; provided that temporary housing as hereafter defined shall not be classified as a dwelling. Industrialized housing and modular construction, used or intended for use for living and sleeping purposes shall be classified as dwellings.
- (3) "Dwelling unit" shall include a room in a rooming house and a sleeping room let to another in any house.
- (4) "Temporary housing" shall mean any tent, trailer, mobile home, or any other structure used for human shelter which is designed to be transportable and which is not attached to the ground, to another structure, or to any utility system in which remains on the same premises for more than thirty consecutive days.
- (5) "Person" includes an individual, partnership, firm, cooperative, corporation or any association of persons acting individually or as a unit.

B. On or after the date of enactment of this ordinance, no person shall rent a building, dwelling or dwelling unit within the Town of Camden without first having obtained a license therefore and having paid the license fee prescribed.

C. The license fee shall be twelve dollars fifty cents (\$12.50) annually for each building, dwelling and dwelling unit rented.

D. All licenses shall expire annually upon the last day of December next succeeding the date of issue, unless otherwise prescribed by law.

E. In the event that the rental fee is not paid within thirty days then the licensee shall incur a penalty in the amount ten percent (10%) per month of the amount of the license fee until the same is paid. Each day the license fee is delinquent and not paid shall constitute a separate violation and a summons may be issued to initiate a criminal prosecution for each day the license fee goes unpaid.

F. Any person convicted of a violation of this ordinance shall be fined not less than five dollars (\$5.00) nor more than fifty dollars (\$50.00), or upon failure to pay such fine as shall be imposed, shall be imprisoned for not more than thirty (30) days. Jurisdiction over such violation is hereby vested in Justice of the Peace Court No. 7.

G. Each license granted under this ordinance shall be for the sole use and benefit of the licensee to whom it is issued and shall not be transferrable. In case of the death of any licensee, his personal representative shall succeed to all rights thereunder until the date of expiration of the license issued.

H. The agents or other representatives of any person who rents a building, dwelling, or dwelling unit in the Town of Camden shall

be personally responsible for the compliance with this ordinance by their principals.

I. All police officers duly employed by the Town of Camden shall serve as license agents and shall assist in the enforcement of this ordinance.

J. Any person aggrieved by any decision of the Town of Camden shall have the right to a hearing before Council by filing a written application within ten (10) days following the effective date of the action or decision complained of. The application shall include a statement of facts relied upon by the applicant to avoid the action or decision complained of.

The City Council shall fix a time and place for hearing the application and shall inform the applicant of same by sending written notice by first class mail to the applicant's last known address.

ENACTED THIS 5th DAY OF JANUARY, A.D., 1987.