

**SUMMARY OF CITY OF COLDSTREAM, KENTUCKY  
ORDINANCE NO. 22-03**

The following is a summary of City of Coldstream, Kentucky, Ordinance No. 22-03, prepared in accordance with KRS 83A.060.

The title of the Ordinance is as follows:

**AN ORDINANCE PERTAINING TO REGISTRATION OF  
RENTAL HOUSING UNITS IN THE CITY OF COLDSTREAM**

A brief narrative setting forth the main points of the Ordinance is as follows:

This Ordinance repeals Ordinance No. 18-04, and increases the rental registry fee and sets new deadlines for registration of a Rental Housing Unit and payment of the rental registry fee.

This Ordinance defines a “**Rental Housing Unit**” to mean “any housing unit that is or may be available for rent, or is occupied or rented by a tenant or subtenant in exchange for any form of consideration.” And requires the owner of any such unit to register the same with the City of Coldstream, Kentucky, and pay an initial and annual rental registry fees.

This Ordinance increases the rental registry fee and sets the dates for registration and payment of the fee under Paragraph D of Section III of the Ordinance, as follows:

(D) All owners of Rental Housing Units shall pay an annual registration fee of \$1,000.00 to the City, payable (a) within 30 days of the date of initial registration, or (b) within 30 days of the creation of a Rental Housing Unit, or (c) within 30 days after the date of mailing of an application by the City to the Owner of a known or suspected Rental Housing Unit, whichever shall first occur, or otherwise due and owing and payable by January 31 of each year for renewal of any existing registration.

Enforcement:

(A) Any person or entity that violates the provisions of this chapter shall be subject to citation issued by any law enforcement officer, citation officer or code enforcement officer. Citations shall be enforced through the City as provided herein, or as may be amended. The City shall have the right to enforce, by any proceeding at law or in equity, all restrictions, conditions, covenants, requirements, liens and charges now or hereafter imposed by the provisions of this Ordinance. Failure by the City to enforce any covenant, requirement or restriction herein contained shall in no event be deemed a waiver of the right to do so thereafter.

(B) The City shall possess a lien on the property of the owner of the property on which the rental housing unit or apartment complex is located for all civil penalties assessed for the violation, all unpaid registration fees provided under Section III(D) above, and for all costs and fees incurred by the City in connection with the enforcement of this Ordinance. The affidavit of the responsible officer shall constitute prima facie evidence of the amount of the lien and the regularity of the proceedings pursuant to this ordinance, and shall be recorded in the office of the county clerk. The lien shall be notice to all persons from the time of its recording and shall bear interest at 12% per annum thereafter until paid. The lien created shall take precedence over all other subsequent liens, except state, county, school board, and city taxes, and may be enforced by judicial proceeding. The owner of the subject property upon which a lien has been attached pursuant to this section shall be personally liable for the amount of the lien, including all interest, civil penalties and other charges, and the City may bring a civil action against the owner and shall have the same remedy as provided for the recovery of a debt owed.

