

## MONTGOMERY COUNTY

delineated in subsection b. above.

F. RENT WHICH HAS BEEN INCREASED PURSUANT TO SECTION 29-54. BUT NOT INCREASED AGAIN DURING THE TWELVE (12) MONTH PERIOD FOLLOWING ITS EFFECTIVE DATE, MAY BE INCREASED AGAIN AFTER THE EXPIRATION OF THE TWELVE (12) MONTH PERIOD FOLLOWING ITS EFFECTIVE DATE. SUCH AN INCREASE MAY BE IN THE NATURE OF A BASIC RENT INCREASE OR AN EXTRAORDINARY RENT INCREASE. IF THE LANDLORD DESIRES A BASIC RENT INCREASE THE INCREASE SHALL BE IN ACCORDANCE WITH THE PROCEDURES OF SUBSECTION 29-51A. AND SHALL BE IN AN AMOUNT NOT IN EXCESS OF 2 PERCENT OF THE RENT TO WHICH THE DWELLING UNIT WAS PREVIOUSLY INCREASED. IF THE LANDLORD DESIRES AN INCREASE IN EXCESS OF 2 PERCENT, AS PROVIDED IN THE FOREGOING SENTENCE, HE MAY REQUEST AN INCREASE PURSUANT TO THE PROCEDURES DELINEATED IN SUBSECTION 29-51B.

#### Section 4. Severability.

The provisions of this Act are severable, and if any provision, sentence, clause, section or part thereof is held illegal, invalid or unconstitutional, or inapplicable to any person or circumstances, such illegality, invalidity, unconstitutionality, or inapplicability shall not affect or impair any of the remaining provisions, sentences, clauses, sections, or parts of the Act or their application to other persons or circumstances. It is hereby declared to be the legislative intent that this Act would have been adopted if such illegal, invalid or unconstitutional provision, sentence, clause, section or part had not been included therein, and if the person or circumstances to which the Act or any part thereof is inapplicable and had been specifically exempted therefrom.

#### Section 5. Effective date.

The County Council hereby declares that an emergency exists and that this legislation is necessary for the immediate protection of the public health and safety. Therefore, this emergency legislation shall take effect on the date on which it becomes law.

Approved February 15, 1974

---

Chapter 35

Bill No. 46-73

AN ACT to amend Chapter 49, title "Streets and