

COUNTY LOCAL LAWS

hearing, the Commission shall reverse, modify or affirm, by written findings, opinions and orders, the action of the Executive Director and provide a copy thereof to the person aggrieved and all interested parties.

(12) The issuance of the written findings, opinions or orders of the Commission by virtue of either the above-described hearing procedure or summary affirmance shall constitute final action by the Commission, and any person aggrieved by such action may appeal to the Circuit Court for Montgomery County in accordance with the Maryland Rules of Procedure for a review of such action.

(13) Pending the completion of all the rent increase procedures required for an extraordinary rent increase, including all appeal procedures and regardless of whether the Executive Director has initially approved, disapproved, or modified the request for permission to offer the rent increase, any tenant affected by or subject to the increase shall pay it, and if it is finally determined that the increase is not approved in whole or in part, the landlord who has received payment of the increase shall refund the amount of all rent increases not approved.

(14) Notwithstanding any of the administrative procedures delineated in this subsection, the Executive Director shall attempt and be available to attempt to conciliate any question or dispute as to the amount of any rent increase requested or contemplated by any landlord.

(15) The Executive Director shall have the authority to choose from among his staff any individuals deemed to be competent to be a designee(s) for the purposes of holding hearings and passing upon extraordinary rent increase requests as provided by this Article.

29-52. Rent adjustments; group increases; miscellaneous tenancies and lease agreements.

a. A landlord may request permission to offer a rent in excess of the basic rent increase to (i) more than one tenant, (ii) any part of a rental facility, or (iii) an entire rental facility in one request for permission to offer a rent increase. Such a request must be made in accordance with all the procedures delineated in Section 29-51b of this Article, in order to permit all the tenants affected by or subject to the proposed increase an opportunity to participate in all the procedures delineated in Section 29-51b. An increase in rent may be requested pursuant to this Section to take