

# HOUSE BILL 979

N1, C5

3lr2570  
CF SB 862

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By: **Delegates Cardin, Morhaim, and Stein**

Introduced and read first time: February 8, 2013

Assigned to: Economic Matters

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## A BILL ENTITLED

1 AN ACT concerning

2 **Real Property – Easements – Natural Gas Pipelines**

3 FOR the purpose of requiring that an easement negotiated for the construction,  
4 operation, or maintenance of a natural gas pipeline be for a single pipeline and  
5 be limited in scope to the construction, operation, or maintenance of the  
6 pipeline; prohibiting a certain easement from authorizing the easement holder  
7 to use the easement, at a date in the future, for anything other than the  
8 construction, operation, or maintenance of the pipeline; stating that an  
9 easement that does not meet the requirements of this Act is invalid; defining a  
10 certain term; and generally relating to natural gas pipelines.

11 BY adding to

12 Article – Real Property

13 Section 10–711

14 Annotated Code of Maryland

15 (2010 Replacement Volume and 2012 Supplement)

16 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF  
17 MARYLAND, That the Laws of Maryland read as follows:

18 **Article – Real Property**

19 **10–711.**

20 **(A) IN THIS SECTION, “DEVELOPER” MEANS A CONSTRUCTOR,**  
21 **OPERATOR, OR OWNER OF A NATURAL GAS PIPELINE.**

22 **(B) AN EASEMENT NEGOTIATED BETWEEN A LAND OWNER AND A**  
23 **DEVELOPER FOR THE CONSTRUCTION, OPERATION, OR MAINTENANCE OF A**  
24 **NATURAL GAS PIPELINE SHALL:**

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EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.



1           **(1) BE FOR A SINGLE PIPELINE; AND**

2           **(2) BE LIMITED IN SCOPE TO THE CONSTRUCTION, OPERATION,**  
3 **OR MAINTENANCE OF THE PIPELINE.**

4           **(C) AN EASEMENT ENTERED INTO UNDER THIS SECTION MAY NOT**  
5 **AUTHORIZE THE EASEMENT HOLDER TO USE THE EASEMENT AT A FUTURE DATE**  
6 **FOR ANYTHING OTHER THAN THE CONSTRUCTION, OPERATION, OR**  
7 **MAINTENANCE OF THE PIPELINE.**

8           **(D) AN EASEMENT THAT DOES NOT MEET THE REQUIREMENTS OF THIS**  
9 **SECTION IS INVALID.**

10           SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect  
11 October 1, 2013.