HOUSE BILL 1547

N1 6lr3723

By: Delegate Conaway

Introduced and read first time: February 19, 2016 Assigned to: Rules and Executive Nominations

A BILL ENTITLED

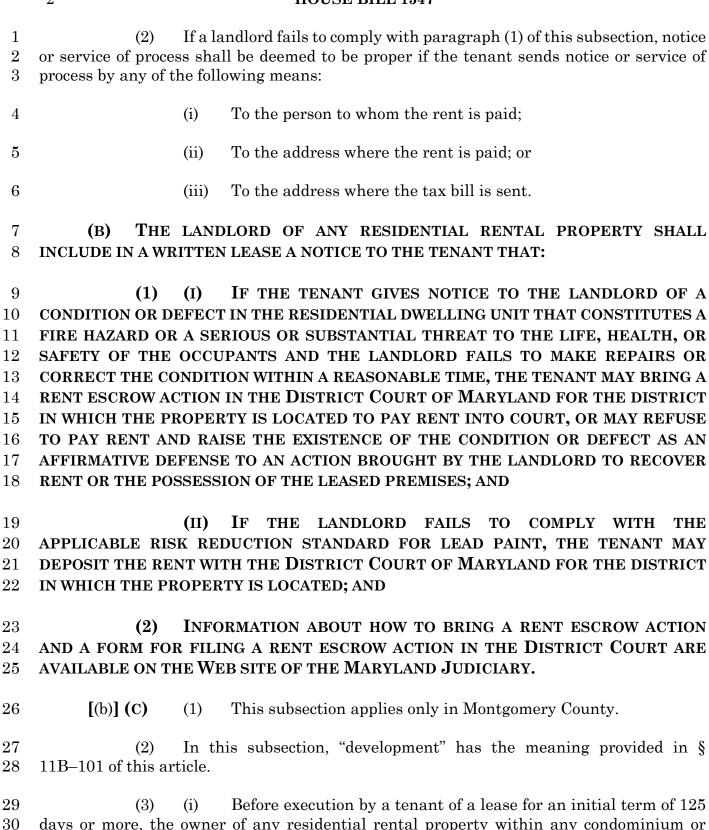
	A DILL ENTILLED
1	AN ACT concerning
2	Real Property - Residential Leases - Notice About Rent Escrow Laws
3 4 5 6	FOR the purpose of requiring the landlord of any residential rental property to include in a written lease a certain notice to the tenant about the tenant's rights and remedies regarding certain conditions or defects in the property; and generally relating to residential leases.
7 8 9 10 11	BY repealing and reenacting, with amendments, Article – Real Property Section 8–210 Annotated Code of Maryland (2015 Replacement Volume)
12 13	SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND That the Laws of Maryland read as follows:
14	Article - Real Property
15	8–210.
16 17 18	(a) (1) The landlord of any residential rental property shall include in a written lease or post a sign in a conspicuous place on that property listing the name address, and telephone number of:
19	(i) The landlord; or
20	(ii) The person, if any, authorized to accept notice or service of



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development shall provide to the prospective tenant, to the extent applicable, a copy of the

rules, declaration, and recorded covenants and restrictions that limit or affect the use and

occupancy of the property or common areas and to which the owner is obligated.

- 1 (ii) The written lease shall include a statement, if applicable, that 2 the obligations of the owner that limit or affect the use and occupancy of the property are enforceable against the owner's tenant.
- SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect 5 October 1, 2016.