

SENATE BILL 648

N1

8lr2691
CF HB 1481

By: **Senator Kelley**

Introduced and read first time: February 1, 2018

Assigned to: Judicial Proceedings

Committee Report: Favorable

Senate action: Adopted

Read second time: February 27, 2018

CHAPTER _____

1 AN ACT concerning

2 **Real Property – New Home Sales – Information on Energy-Efficient Options**

3 FOR the purpose of requiring a home builder registrant to provide a purchaser with certain
4 information on energy-efficient options available for installation in a new home
5 under certain circumstances; requiring a contract for the initial sale of a new home
6 to contain a certain acknowledgment that the purchaser was provided with certain
7 information about energy-efficient options; and generally relating to new home sales
8 and energy-efficient options for the home.

9 BY repealing and reenacting, with amendments,
10 Article – Business Regulation
11 Section 4.5–603
12 Annotated Code of Maryland
13 (2015 Replacement Volume and 2017 Supplement)

14 BY adding to
15 Article – Real Property
16 Section 14–117(m)
17 Annotated Code of Maryland
18 (2015 Replacement Volume and 2017 Supplement)

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

21 **Article – Business Regulation**

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.

Underlining indicates amendments to bill.

~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from the law by amendment.



1 4.5-603.

2 (A) (1) THIS SUBSECTION APPLIES ONLY TO A DEVELOPMENT THAT
3 CONTAINS 11 OR MORE NEW HOMES TO BE BUILT BY THE SAME REGISTRANT.

4 (2) PRIOR TO THE EXECUTION OF ANY CONTRACT FOR THE INITIAL
5 SALE OF A NEW HOME, A REGISTRANT SHALL PROVIDE THE PURCHASER WITH
6 WRITTEN INFORMATION ABOUT ANY ENERGY-EFFICIENT OPTIONS, INCLUDING A
7 STATEMENT THAT TAX CREDITS MAY BE AVAILABLE RELATED TO THE
8 ENERGY-EFFICIENT OPTIONS, THAT ARE AVAILABLE FOR INSTALLATION IN THE
9 HOME BEFORE CONSTRUCTION OF THE HOME IS COMPLETED.

10 (B) A registrant shall include in any contract for the initial sale of a new home the
11 information required under § 14-117(a)(3) [and], (i), AND (M) of the Real Property Article,
12 if applicable.

13 **Article - Real Property**

14 14-117.

15 (M) (1) THIS SUBSECTION APPLIES ONLY TO A DEVELOPMENT THAT
16 CONTAINS 11 OR MORE NEW HOMES TO BE BUILT BY THE SAME HOME BUILDER.

17 (2) A CONTRACT FOR THE INITIAL SALE OF A NEW HOME, AS DEFINED
18 IN THE MARYLAND HOME BUILDER REGISTRATION ACT, SHALL CONTAIN AN
19 ACKNOWLEDGMENT THAT THE PURCHASER WAS PROVIDED BY THE HOME BUILDER
20 WITH WRITTEN INFORMATION ABOUT ANY ENERGY-EFFICIENT OPTIONS,
21 INCLUDING A STATEMENT THAT TAX CREDITS MAY BE AVAILABLE RELATED TO THE
22 ENERGY-EFFICIENT OPTIONS, THAT ARE AVAILABLE FOR INSTALLATION IN THE
23 HOME BEFORE CONSTRUCTION OF THE HOME IS COMPLETED.

24 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect
25 October 1, 2018.