

Chapter 681

(Senate Bill 648)

AN ACT concerning

Real Property – New Home Sales – Information on Energy–Efficient Options

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

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

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

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

Article – Business Regulation

4.5–603.

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

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

(B) A registrant shall include in any contract for the initial sale of a new home the information required under § 14–117(a)(3) [and], (i), AND **(M)** of the Real Property Article,

if applicable.

Article – Real Property

14–117.

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

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

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

Approved by the Governor, May 15, 2018.