

Department of Legislative Services
Maryland General Assembly
2001 Session

FISCAL NOTE

House Bill 844 (Montgomery County Delegation)
Economic Matters

**Property Located in Historic District in Montgomery County –
Notification to Purchasers
MC 109-01**

This proposed bill requires a seller of real property located in a designated historic district in Montgomery County to provide to the buyer, in writing: (1) notice that the property is located in a designated historic district; (2) notice that regulations, ordinances, and guidelines concerning historic preservation must be followed when renovations or other changes are made to the property; and (3) the address and telephone number of the Montgomery County Historic Preservation Commission. The notice must be given on or before entering into the contract for sale of the property or within 20 days after entering into the contract.

Fiscal Summary

State Effect: None.

Local Effect: The bill would not directly affect governmental operations or finances.

Small Business Effect: Minimal.

Analysis

Current Law: Maryland local jurisdictions are authorized, under State law, to create a historic district commission or historic preservation commission. The local historic preservation commission or historic district commission has jurisdiction to approve or deny an application to construct, alter, reconstruct, move, or demolish a site or structure

located within a designated historic district. Applicants whose submissions are rejected may resubmit an application after one year has passed from the date of the rejection.

Background: Violation of Montgomery County's historic district laws is a Class A violation, punishable by a fine of \$500 for the first offense and \$750 for each additional offense. Each day's violation is a separate offense.

Additional Information

Prior Introductions: None.

Cross File: None.

Information Source(s): Montgomery County, Department of Legislative Services

Fiscal Note History: First Reader – February 27, 2001
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