
By: **Delegate Carlson**
Introduced and read first time: January 23, 2002
Assigned to: Economic Matters

A BILL ENTITLED

1 AN ACT concerning

2 **Smoke Detectors - Residential Dwelling Units - Exemption from Disclosure**

3 FOR the purpose of exempting a residential dwelling unit that was built after a
4 certain year or in which certain smoke detectors have been installed from the
5 requirement that certain leases include a certain disclosure relating to smoke
6 detectors; and generally relating to residential dwelling units and smoke
7 detectors.

8 BY repealing and reenacting, with amendments,
9 Article 38A - Fires and Investigations
10 Section 12A(r)
11 Annotated Code of Maryland
12 (1997 Replacement Volume and 2001 Supplement)

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

15 **Article 38A - Fires and Investigations**

16 12A.

17 (r) (1) THIS SUBSECTION DOES NOT APPLY TO A RESIDENTIAL DWELLING
18 UNIT:

19 (I) THAT WAS BUILT AFTER 1990; OR

20 (II) IN WHICH BOTH BATTERY BACKUP AND ALTERNATING
21 CURRENT SMOKE DETECTORS HAVE BEEN INSTALLED.

22 (2) Each lease for an existing residential dwelling unit that contains
23 alternating current (AC) electric service shall contain a disclosure in 10-point bold
24 type that states:

25 "This residential dwelling unit contains alternating current (AC) electric
26 service. In the event of a power outage, an alternating current (AC) powered smoke

1 detector will not provide an alarm. Therefore, the occupant should obtain a dual
2 powered smoke detector or a battery powered smoke detector."

3 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect
4 October 1, 2002.