
By: **Delegate Bohanan**
Introduced and read first time: January 25, 2006
Assigned to: Environmental Matters

Committee Report: Favorable with amendments
House action: Adopted
Read second time: March 15, 2006

CHAPTER_____

1 AN ACT concerning

2 **Residential Real Property Sales - Notice Requirements - Military**
3 **Operations and Testing**

4 FOR the purpose of requiring a contract for the sale of residential real property to
5 contain a certain statement notifying the buyer that the property may be
6 impacted by certain military operations and certain military testing; providing
7 for the construction of this Act; and generally relating to notice requirements for
8 the sale of residential real property.

9 BY adding to
10 Article - Real Property
11 Section 14-117(k)
12 Annotated Code of Maryland
13 (2003 Replacement Volume and 2005 Supplement)

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

16 **Article - Real Property**

17 14-117.

18 (K) (1) A CONTRACT FOR THE SALE OF RESIDENTIAL REAL PROPERTY SHALL
19 CONTAIN THE FOLLOWING STATEMENT:

20 "BUYER IS ADVISED THAT THE PROPERTY MAY BE LOCATED NEAR A MILITARY
21 INSTALLATION THAT CONDUCTS FLIGHT OPERATIONS, MUNITIONS TESTING, OR
22 MILITARY OPERATIONS THAT MAY RESULT IN HIGH NOISE LEVELS. ~~BUYER SHOULD~~

1 ~~CONTACT THE PUBLIC AFFAIRS OFFICE OF THE NEAREST MILITARY INSTALLATION~~
2 ~~TO DETERMINE WHETHER THE PROPERTY MAY BE IMPACTED BY TESTING OR~~
3 ~~OPERATIONS AT THE INSTALLATION."~~

4 (2) ALL LOCAL LAWS REQUIRING A STATEMENT OF NOTICE
5 SUBSTANTIALLY SIMILAR TO PARAGRAPH (1) OF THIS SUBSECTION PREVAIL OVER
6 THE REQUIREMENTS OF THIS SUBSECTION.

7 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect
8 October 1, 2006.