

SB0408/880218/1

BY: Environmental Matters Committee

AMENDMENTS TO SENATE BILL 408
(Third Reading File Bill)

AMENDMENT NO. 1

On page 1, in line 3, after “Law” insert “– Statute of Limitations – Disclosure in Real Estate Sales Contracts”; strike beginning with “seeking” in line 4 down through “fine” in line 5; strike beginning with “providing” in line 8 down through “Area” in line 11 and substitute “requiring a contract for sale of real estate in Anne Arundel County where a certain violation occurred to disclose certain information about the violation; providing that the disclosure requirements imposed by this Act do not apply under certain circumstances; and generally relating to violations of local laws in the Chesapeake Bay Critical Area in Anne Arundel County”; and strike in their entirety the lines beginning with line 17 on page 1 through line 2 on page 2, inclusive, and substitute:

“BY adding to

Article – Real Property

Section 14-117(l)

Annotated Code of Maryland

(2003 Replacement Volume and 2006 Supplement)”.

AMENDMENT NO. 2

On page 2, strike beginning with “SEEKING” in line 20 down through “FINE” in line 21.

AMENDMENT NO. 3

On pages 2 and 3, strike in their entirety the lines beginning with line 24 on page 2 through line 33 on page 3, inclusive, and substitute:

“Article – Real Property

(Over)

14-117.

(L) (1) THIS SUBSECTION APPLIES TO ANNE ARUNDEL COUNTY.

(2) SUBJECT TO PARAGRAPH (3) OF THIS SUBSECTION, IF ANNE ARUNDEL COUNTY OR THE STATE HAS INITIATED ENFORCEMENT ACTION FOR A VIOLATION OF A LOCAL LAW DESCRIBED IN § 5-106(BB)(1) OF THE COURTS AND JUDICIAL PROCEEDINGS ARTICLE, A CONTRACT FOR SALE OF THE REAL PROPERTY WHERE THE VIOLATION OCCURRED SHALL DISCLOSE:

(I) THE NATURE OF THE VIOLATION;

(II) THE STATUS OF ANY ONGOING PROCEEDINGS TO ENFORCE THE VIOLATION; AND

(III) ANY ACTIONS THE BUYER OF THE REAL PROPERTY MAY BE REQUIRED TO TAKE WITH RESPECT TO THE PROPERTY IN ORDER TO CURE THE VIOLATION.

(3) IF A VIOLATION OF A LOCAL LAW DESCRIBED IN § 5-106(BB)(1) OF THE COURTS AND JUDICIAL PROCEEDINGS ARTICLE IS CURED AND A BUYER OF THE REAL PROPERTY WHERE THE VIOLATION OCCURRED WOULD NOT HAVE ANY OBLIGATION TO CURE THE VIOLATION, PARAGRAPH (2) OF THIS SUBSECTION DOES NOT APPLY.”.