

HOUSE BILL 816

N1, L1

8lr2151

By: **St. Mary's County Delegation**

Introduced and read first time: February 6, 2008

Assigned to: Environmental Matters

Committee Report: Favorable with amendments

House action: Adopted

Read second time: March 19, 2008

CHAPTER _____

1 AN ACT concerning

2 **St. Mary's County – Mobile Home Parks – Plans for Dislocated Residents**

3 FOR the purpose of providing that, in St. Mary's County, if a mobile home park owner
4 does not submit a certain plan for alternative arrangements for park residents
5 with an application for a change in the land use of a park or does not comply
6 with an approved plan, the application for the land use change may not be
7 approved until certain conditions are met; requiring a certain plan for
8 alternative arrangements for park residents submitted in St. Mary's County to
9 include certain information; requiring a copy of a certain notice of termination
10 to be sent to the County Commissioners if the use of land of a park in St. Mary's
11 County is changed; and generally relating to mobile home parks in St. Mary's
12 County.

13 BY repealing and reenacting, with amendments,
14 Article – Real Property
15 Section 8A-202(c)(3) and 8A-1201
16 Annotated Code of Maryland
17 (2003 Replacement Volume and 2007 Supplement)

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

20 **Article – Real Property**

21 8A-202.

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.

Underlining indicates amendments to bill.

~~Strike-out~~ indicates matter stricken from the bill by amendment or deleted from the law by amendment.



1 (c) (3) (I) If the use of land is changed, all residents shall be entitled to
2 a 1-year prior written notice of termination notwithstanding the provisions of a longer
3 term in a rental agreement.

4 **(II) IN ST. MARY'S COUNTY, IF THE USE OF LAND IS**
5 **CHANGED, THE PARK OWNER SHALL SEND TO THE COUNTY COMMISSIONERS A**
6 **COPY OF THE WRITTEN NOTICE OF TERMINATION SENT TO THE RESIDENTS**
7 **UNDER SUBPARAGRAPH (I) OF THIS PARAGRAPH.**

8 8A-1201.

9 (A) When a mobile home park owner submits an application for a change in
10 the land use of a park, the owner shall submit, as part of the application, a plan for
11 alternative arrangements for each resident to be dislocated as a result of the change.

12 (B) (1) **THIS SUBSECTION APPLIES ONLY IN ST. MARY'S COUNTY.**

13 **(2) IF A MOBILE HOME PARK OWNER DOES NOT SUBMIT A PLAN**
14 **FOR ALTERNATIVE ARRANGEMENTS FOR THE PARK RESIDENTS OR DOES NOT**
15 **COMPLY WITH THE TERMS OF AN APPROVED PLAN, THE MOBILE HOME PARK**
16 **OWNER IS IN DEFAULT OF THE PLAN AND THE APPLICATION FOR CHANGE OF**
17 **LAND USE SUBMITTED UNDER SUBSECTION (A) OF THIS SECTION MAY NOT BE**
18 **APPROVED UNTIL THE OWNER SUBMITS AND COMPLIES WITH A PLAN.**

19 **(3) A PLAN FOR ALTERNATIVE ARRANGEMENTS FOR PARK**
20 **RESIDENTS SHALL INCLUDE:**

21 **(I) A COMPLETE LIST OF PARK RESIDENTS, INCLUDING**
22 **HOUSEHOLD SIZES, ADDRESSES, AND CONTACT INFORMATION FOR RESIDENTS;**

23 **(II) A RELOCATION CALENDAR OR TIMELINE AND WRITTEN**
24 **MONTHLY UPDATES ON THE PROGRESS OF THE RELOCATION;**

25 **(III) A BUDGET REFLECTING THE AMOUNT OF MONEY**
26 **ALLOCATED BY THE MOBILE HOME PARK OWNER TO BE GIVEN TO EACH**
27 **RESIDENT TO COVER THE COSTS ASSOCIATED WITH MOVING THE RESIDENT'S**
28 **MOBILE HOME, INCLUDING:**

29 **1. MOVING THE TRAILER;**

30 **2. DISCONNECTING AND RECONNECTING UTILITIES;**

31 **AND**

32 **3. REMOVING AND REATTACHING AXLES, DECKS,**
33 **RAILINGS, AND SIDE SKIRTING; AND**

1 **(IV) A LIST OF AREA MOBILE HOME PARKS WITH VACANCIES.**

2 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect
3 October 1, 2008.

Approved:

Governor.

Speaker of the House of Delegates.

President of the Senate.