



General Assembly

January Session, 2015

Committee Bill No. 103

LCO No. 4326



Referred to Committee on HOUSING

Introduced by:
(HSG)

***AN ACT CONCERNING THE DISCLOSURE OF AN OPERATIVE FIRE
SPRINKLER SYSTEM IN ANY DWELLING UNIT.***

Be it enacted by the Senate and House of Representatives in General Assembly convened:

1 Section 1. (NEW) (*Effective October 1, 2015*) (a) As used in this
2 section, "fire sprinkler system" means a system of piping and
3 appurtenances designed and installed in accordance with generally
4 accepted standards so that heat from a fire will automatically cause
5 water to be discharged over the fire area to extinguish or prevent its
6 further spread.

7 (b) When renting any dwelling unit, the landlord of such dwelling
8 unit shall include notice in the rental agreement as to the existence or
9 nonexistence of an operative fire sprinkler system in such dwelling
10 unit and shall be printed in no less than twelve-point boldface type of
11 uniform font.

12 (c) If there is an operative fire sprinkler system in the dwelling unit,
13 the rental agreement shall provide further notice as to the last date of
14 maintenance and inspection and shall be printed in no less than
15 twelve-point boldface type of uniform font.

This act shall take effect as follows and shall amend the following sections:		
---	--	--

Section 1	October 1, 2015	New section
-----------	-----------------	-------------

Statement of Purpose:

To require landlords to notify tenants as to the existence or nonexistence of an operative fire sprinkler system in the dwelling unit.

[Proposed deletions are enclosed in brackets. Proposed additions are indicated by underline, except that when the entire text of a bill or resolution or a section of a bill or resolution is new, it is not underlined.]

Co-Sponsors: SEN. KANE, 32nd Dist.; SEN. CRISCO, 17th Dist.
REP. BERTHEL, 68th Dist.

S.B. 103