

February 4, 1999

S 41. REQUIRE RENTAL PROPERTY HEAT. *TO REQUIRE THAT EVERY DWELLING UNIT LEASED AS RENTAL PROPERTY IN CERTAIN CITIES BE FURNISHED WITH A SOURCE OF HEAT.* Adds new GS160A-443A requiring cities with populations of 200,000 or more to adopt an ordinance that requires owners of rental property to have a central heating system in every dwelling unit by Jan. 1, 2000. Portable kerosene heaters are not acceptable as the primary heat source. Heating system must heat at least one habitable room to a minimum of 68 degrees Fahrenheit. Owner of the dwelling unit must maintain the heating system in proper working order. Cities may adopt more stringent requirements than those required by this bill.

Intro. by Reeves.

Ref. to Judiciary II

GS 160A

S 41. REQUIRE RENTAL PROPERTY HEAT. Intro. 2/4/99. House committee substitute makes the following changes to 1st edition. Adds "electric heating system" as one of the acceptable alternatives for providing minimal heat requirements of proposed GS 160A-443A(a).

March 22, 1999

S 41. REQUIRE RENTAL PROPERTY HEAT. Intro. 2/4/99. House amendments make the following changes to 2nd edition. Rewrites proposed new subsection (b) to provide that if dwelling unit contains heating system or heating appliances that meet requirements of subsection (a), owner of dwelling unit is not required to install new heating system or heating appliances, but owner is required to maintain them in good and safe working condition. Otherwise, owner of dwelling unit must install heating system or heating appliances that meet requirements of subsection (a) and maintain them in good and safe working condition.