

REPORTS OF STANDING COMMITTEES

MR. PRESIDENT:

The Committee on **Judiciary** recommends **SB 415** be amended on page 1, in line 9, by striking all after "an"; in line 10, by striking all before "shall" and inserting "intentional action or a failure to act by a landlord that results in a dwelling unit being deemed uninhabitable by a governmental agency responsible for enforcement of a building, housing or fire code"; in line 17, after "(c)" by inserting "The provisions of this section shall not apply if the tenant caused or materially contributed to the condition causing the dwelling unit to be deemed uninhabitable.

(d)";

Also on page 1, following line 18, by inserting:

"(e) As used in this section, "failure to act" means the absence of reasonable corrective action to address a condition that materially affects the health and safety of the tenant after actual or constructive notice and reasonable opportunity to cure.";

Also on page 1, in line 19, by striking "(d)" and inserting "(f)";

Also on page 1, in the title, in line 3, by striking "involving action or inaction by a landlord that causes" and inserting "resulting in"; in line 4, by striking "to be considered" and inserting "being deemed"; also in line 4, after "uninhabitable" by inserting "by a governmental agency"; and the bill be passed as amended.

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Chairperson