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Date: (Filing No. H-)

TAXATION

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**STATE OF MAINE
HOUSE OF REPRESENTATIVES
130TH LEGISLATURE
FIRST SPECIAL SESSION**

COMMITTEE AMENDMENT “ ” to H.P. 810, L.D. 1132, “An Act To Encourage the Renovation of Available Housing Stock”

Amend the bill in section 2 in §946-C in subsection 1 in paragraph E in the last line (page 1, line 20 in L.D.) by inserting after the following: "authorities;" the following: 'and'

Amend the bill in section 2 in §946-C in subsection 1 by striking out all of paragraph F (page 1, lines 21 and 22 in L.D.).

Amend the bill in section 2 in §946-C in subsection 1 by relettering the paragraphs to read alphabetically.

Amend the bill in section 2 in §946-C by striking out all of subsection 2 (page 1, lines 24 to 36 in L.D.) and inserting the following:

2. Determination of abandonment. Upon acquiring title to residential real estate for nonpayment of property taxes under section 943, a municipality may, through its code enforcement officer or other public official, make a determination that the property is abandoned. The code enforcement officer or other public official making the determination that the property is abandoned shall certify that determination and file a copy of that certification with the registry of deeds in the county in which the property is located. The certification must contain the following information:

- A. The name and title of the code enforcement officer or other public official making the determination of abandonment;
- B. A description of the real estate and information regarding the filing of a tax lien and foreclosure with regard to the property;
- C. The name of the owner of the property at the time of foreclosure;
- D. A description of the factors considered by the code enforcement officer or other public official that contributed to the determination of abandonment; and
- E. The signature of the code enforcement officer or other public official making the determination of abandonment.

COMMITTEE AMENDMENT

1 The code enforcement officer or other public official making the determination that the
2 property is abandoned shall certify that the property is abandoned and file a copy of that
3 certification with the registry of deeds in the county in which the property is located.

4 For the purposes of this subsection, "residential real estate" means property that includes a
5 residential structure that has one to 4 residential units.'

6 Amend the bill in section 2 in §946-C in subsection 3 in the first line (page 1, line 37
7 in L.D.) by striking out the following: "**September**" and inserting the following:
8 **'December'**

9 Amend the bill in section 2 in §946-C in subsection 3 in the 4th line (page 1, line 40 in
10 L.D.) by striking out the following: "judgment" and inserting the following: 'certification'

11 Amend the bill in section 2 in §946-C in subsection 3 in the 2nd to the last line (page
12 2, line 1 in L.D.) by striking out the following: "September" and inserting the following:
13 'December'

14 Amend the bill in section 2 in §946-C by inserting after subsection 3 the following:

15 **'4. Program to monitor municipal abandoned property.** A municipality that
16 certifies abandoned property under this section shall submit the address and parcel data for
17 the abandoned property to the Maine State Housing Authority for use in determining
18 opportunities for redevelopment, programs supporting first-time home buyers and similar
19 programs and data analysis.'

20 Amend the bill by striking out all of section 3.

21 Amend the bill by relettering or renumbering any nonconsecutive Part letter or section
22 number to read consecutively.

23 SUMMARY

24 This amendment changes the process in the bill for the determination of abandoned
25 property acquired by a municipality through foreclosure for nonpayment of property taxes
26 by removing the process for a court determination of abandonment and substituting a
27 process for municipal determination of abandonment of residential real estate. The
28 amendment deletes a requirement in the bill that the Maine State Housing Authority
29 develop a new program for abandoned property and instead requires municipal officials to
30 notify the Maine State Housing Authority of determinations of abandonment for use by the
31 authority in determining opportunities for redevelopment, programs supporting first-time
32 home buyers and similar programs and data analysis.

33 FISCAL NOTE REQUIRED

34 (See attached)