

First Regular Session
Seventy-second General Assembly
STATE OF COLORADO

ENGROSSED

*This Version Includes All Amendments Adopted
on Second Reading in the House of Introduction*

LLS NO. 19-1001.01 Pierce Lively x2059

HOUSE BILL 19-1309

HOUSE SPONSORSHIP

Hooton and McCluskie,

SENATE SPONSORSHIP

Fenberg,

House Committees

Transportation & Local Government
Finance
Appropriations

Senate Committees

A BILL FOR AN ACT

101 **CONCERNING THE REGULATION OF MOBILE HOME PARKS, AND, IN**
102 **CONNECTION THEREWITH, GRANTING COUNTIES THE POWER TO**
103 **ENACT ORDINANCES FOR MOBILE HOME PARKS, EXTENDING THE**
104 **TIME TO MOVE OR SELL A MOBILE HOME AFTER EVICTION**
105 **PROCEEDINGS, ■■■ CREATING THE "MOBILE HOME PARK ACT**
106 **DISPUTE RESOLUTION AND ENFORCEMENT PROGRAM", AND**
107 **MAKING AN APPROPRIATION.**

Bill Summary

(Note: This summary applies to this bill as introduced and does not reflect any amendments that may be subsequently adopted. If this bill passes third reading in the house of introduction, a bill summary that applies to the reengrossed version of this bill will be available at <http://leg.colorado.gov>.)

Shading denotes HOUSE amendment. Double underlining denotes SENATE amendment.
Capital letters or bold & italic numbers indicate new material to be added to existing statute.
Dashes through the words indicate deletions from existing statute.

HOUSE
Amended 2nd Reading
April 19, 2019

The bill provides protections for mobile home owners by:

- ! Granting counties the power to enact certain ordinances for mobile home parks;
- ! Extending the time period between the notice of nonpayment of rent and the termination of any tenancy or other estate at will or lease in a mobile home park; and
- ! Extending the time a mobile home owner has to vacate a mobile home park after a court enters an eviction order.

The bill also creates the "Mobile Home Park Dispute Resolution and Enforcement Program" (program). The program authorizes the division of housing of the department of local affairs to:

- ! Register mobile home parks;
- ! Collect a registration fee from mobile home parks;
- ! Collect and annually report upon data related to disputes and violations of the "Mobile Home Park Act" (act);
- ! Produce and distribute educational materials concerning the act and the program;
- ! Create and maintain a database of mobile home parks;
- ! Create and maintain a database to manage the program; and
- ! Take complaints, conduct investigations, make determinations, impose penalties, and participate in administrative dispute resolutions when there are alleged violations of the act.

1 *Be it enacted by the General Assembly of the State of Colorado:*

2 **SECTION 1. Legislative declaration.** (1) The general assembly
3 hereby finds and declares that:

4 (a) Mobile homes, manufactured housing, and factory-built
5 housing are important and effective ways to meet Colorado's affordable
6 housing needs;

7 (b) As of 2018, more than 100,000 Coloradans live in
8 manufactured homes;

9 (c) As of 2015, the median income for Coloradans living in
10 manufactured homes is \$39,000;

11 (d) The department of regulatory agencies' 2018 "Sunrise Review:

1 Manufactured Housing Community Owners and Managers" found that:
2 "Clearly, harm is occurring in manufactured housing communities...The
3 harm largely stems from the lack of enforcement of existing laws, bad
4 actors exploiting a relatively loose regulatory structure, and the inevitable
5 tension that arises when the house belongs to one person but the land
6 beneath it belongs to someone else."

7 (e) Moving mobile homes is costly and it is challenging to find an
8 alternative mobile home park with vacancies willing to accept a mobile
9 home. In some instances, a mobile home owner may not be able to move
10 their mobile home because of the mobile home's age and condition. A
11 mobile home owner may be forced to sell their home for an unreasonably
12 low price due to the abbreviated timeline to move it or the inability to do
13 so. Extending the time to vacate, move, or sell the home provides
14 adequate time for home owners to sell or move their homes without
15 experiencing a needless loss of property or equity.

16 (f) Both mobile home owners who rent a space for their mobile
17 home in a mobile home park and mobile home landlords have important
18 rights and responsibilities under the "Mobile Home Park Act", part 2 of
19 article 12 of title 38, Colorado Revised Statutes;

20 (g) Although mobile home owners and mobile home park
21 landlords may pursue litigation to contest a violation of the "Mobile
22 Home Park Act", the litigation process can be expensive, cumbersome,
23 and more time consuming than an administrative regulatory and dispute
24 resolution process; and

25 (h) Local communities, both home rule and statutory, play an
26 important role in ensuring that the "Mobile Home Park Act" is upheld, but
27 counties lack the power to enact the ordinances necessary to adequately

1 fulfill this role.

2 (2) Therefore, it is the intent of the general assembly to:

3 (a) Provide mobile home owners additional time to either sell or
4 move their mobile homes by extending the time a mobile home owner has
5 to vacate a mobile home park after a court enters an eviction order;

6 (b) Allow counties to play a similar role as home rule cities in
7 ensuring that the "Mobile Home Park Act" is upheld by granting county
8 boards of commissioners additional permissive authority to regulate and
9 enforce regulations of mobile home parks throughout the counties'
10 unincorporated areas; and

11 (c) Support better communication and promote mutual
12 understanding between mobile home landlords, management, and home
13 owners by creating the "Mobile Home Park Act Dispute Resolution and
14 Enforcement Program".

15 **SECTION 2.** In Colorado Revised Statutes, 24-32-705, **add**
16 (1)(u) as follows:

17 **24-32-705. Functions of division.** (1) The division has the
18 following functions:

19 (u) TO ENFORCE THE PROVISIONS OF THE "MOBILE HOME PARK
20 ACT" CREATED IN PART 2 OF ARTICLE 12 OF TITLE 38 AND THE "MOBILE
21 HOME PARK ACT DISPUTE RESOLUTION AND ENFORCEMENT PROGRAM"
22 CREATED IN PART 9 OF ARTICLE 12 OF TITLE 38, AND THE RULES AND
23 REGULATIONS ADOPTED PURSUANT TO SECTION 38-12-904 (2)(j).

24 **SECTION 3.** In Colorado Revised Statutes, **add** 30-11-128 as
25 follows:

26 **30-11-128. Mobile home parks - definition.** (1) THE BOARD OF
27 COUNTY COMMISSIONERS OF EACH COUNTY HAS THE POWER TO ADOPT,

1 ADMINISTER, AND ENFORCE ORDINANCES AND RESOLUTIONS TO PROVIDE
2 FOR THE SAFE AND EQUITABLE OPERATION OF MOBILE HOME PARKS
3 THROUGHOUT THE UNINCORPORATED AREAS OF THE COUNTY. THESE
4 ORDINANCES AND RESOLUTIONS MAY BE ENACTED WITHIN THE SCOPE OF
5 THE "MOBILE HOME PARK ACT", PART 2 OF ARTICLE 12 OF TITLE 38, AND
6 FURTHER AS THE BOARD DEEMS NECESSARY TO PROTECT HOME OWNERS'
7 EQUITY IN THE SAFE USE AND ENJOYMENT OF THE MOBILE HOMES AND
8 MOBILE HOME LOTS, INCLUDING BUT NOT LIMITED TO THE IMPOSITION OF
9 PENALTIES OR ADOPTION OF A LOCAL REGISTRATION SYSTEM.

10 (2) EXCEPT AS PROVIDED IN SUBSECTION (3) OF THIS SECTION, AN
11 ORDINANCE OR RESOLUTION ENACTED BY A COUNTY'S BOARD OF COUNTY
12 COMMISSIONERS IS ONLY ENFORCEABLE WITHIN THE UNINCORPORATED
13 AREA OF THE COUNTY.

14 (3) ONE OR MORE CONTIGUOUS COUNTIES AND ANY MUNICIPALITY
15 OR TOWN WITHIN EACH COUNTY MAY ENTER INTO INTERGOVERNMENTAL
16 AGREEMENTS TO EXTEND THE APPLICABILITY OF ANY ORDINANCE OR
17 RESOLUTION ADOPTED UNDER THIS SECTION TO AND THROUGHOUT ANY
18 PARTICIPATING COUNTY, MUNICIPALITY, OR TOWN.

19 (4) FOR PURPOSES OF THIS SECTION, "HOME OWNER", "LANDLORD",
20 "MOBILE HOME", "MOBILE HOME LOT", AND "MOBILE HOME PARK" HAVE
21 THE SAME MEANING AS THEY ARE DEFINED IN SECTION 38-12-201.5.

22 **SECTION 4.** In Colorado Revised Statutes, **add** part 11 to article
23 15 of title 31 as follows:

24 **PART 11**

25 **MOBILE HOME PARKS**

26 **31-15-1101. Mobile home parks - definition.** (1) THE
27 GOVERNING BODY OF ANY MUNICIPALITY HAS THE POWER TO ADOPT,

1 ADMINISTER, AND ENFORCE ORDINANCES AND RESOLUTIONS TO PROVIDE
2 FOR THE SAFE AND EQUITABLE OPERATION OF MOBILE HOME PARKS
3 THROUGHOUT THE MUNICIPALITY. THESE ORDINANCES AND RESOLUTIONS
4 MAY BE ENACTED WITHIN THE SCOPE OF THE "MOBILE HOME PARK ACT",
5 PART 2 OF ARTICLE 12 OF TITLE 38, AND FURTHER AS THE MUNICIPALITY
6 DEEMS NECESSARY TO PROTECT HOME OWNERS' EQUITY IN THE SAFE USE
7 AND ENJOYMENT OF THE MOBILE HOMES AND MOBILE HOME LOTS,
8 INCLUDING BUT NOT LIMITED TO THE IMPOSITION OF PENALTIES OR
9 ADOPTION OF A LOCAL REGISTRATION SYSTEM.

10 (2) EXCEPT AS PROVIDED IN SUBSECTION (3) OF THIS SECTION, AN
11 ORDINANCE OR RESOLUTION ENACTED BY A MUNICIPALITY'S GOVERNING
12 BODY IS ONLY ENFORCEABLE WITHIN THE MUNICIPALITY.

13 (3) ONE OR MORE CONTIGUOUS COUNTIES AND ANY MUNICIPALITY
14 OR TOWN WITHIN EACH COUNTY MAY ENTER INTO INTERGOVERNMENTAL
15 AGREEMENTS TO EXTEND THE APPLICABILITY OF ANY ORDINANCE OR
16 RESOLUTION ADOPTED UNDER THIS SECTION TO AND THROUGHOUT ANY
17 PARTICIPATING COUNTY, MUNICIPALITY, OR TOWN.

18 (4) FOR PURPOSES OF THIS PART 11, "HOME OWNER", "LANDLORD",
19 "MOBILE HOME", "MOBILE HOME LOT", AND "MOBILE HOME PARK" HAVE
20 THE SAME MEANING AS THEY ARE DEFINED IN SECTION 38-12-201.5.

21 **SECTION 5.** In Colorado Revised Statutes, 38-12-201.5, **amend**
22 the introductory portion as follows:

23 **38-12-201.5. Definitions.** As used in this part 2 AND IN PART 9 OF
24 THIS TITLE 38, unless the context otherwise requires:

25 **SECTION 6.** In Colorado Revised Statutes, 38-12-204, **amend**
26 (1) as follows:

27 **38-12-204. Nonpayment of rent - notice required for rent**

1 **increase.** (1) Any tenancy or other estate at will or lease in a mobile
2 home park may be terminated upon the landlord's written notice to the
3 home owner requiring, in the alternative, payment of rent or the removal
4 of the home owner's unit from the premises, within a period of not less
5 than ~~five~~ TEN days after the date notice is served or posted, for failure to
6 pay rent when due.

7 **SECTION 7.** In Colorado Revised Statutes, 38-12-204.3, **amend**
8 (2) as follows:

9 **38-12-204.3. Notice required for termination.** (2) The notice
10 required under this section ~~shall~~ MUST be in at least ten-point type and
11 ~~shall~~ MUST read as follows:

12 **IMPORTANT NOTICE TO THE HOME OWNER:**

13 This notice and the accompanying notice to quit/notice of
14 nonpayment of rent are the first steps in the eviction process. Any dispute
15 you may have regarding the grounds for eviction should be addressed
16 with your landlord or the management of the mobile home park or in the
17 courts if an eviction action is filed. Please be advised that the "Mobile
18 Home Park Act", part 2 of article 12 of title 38, Colorado Revised
19 Statutes, may provide you with legal protection:

20 NOTICE TO QUIT: The landlord or management of a mobile
21 home park must serve to a home owner a notice to quit in order to
22 terminate a home owner's tenancy. The notice must be in writing and
23 must contain certain information, including:

- 24 ! The grounds for the termination of the tenancy;
- 25 ! Whether or not the home owner has a right to cure under
26 the "Mobile Home Park Act"; and
- 27 ! That the home owner has ~~a right to~~ THE OPTION OF

1 mediation pursuant to section 38-12-216, Colorado Revised
2 Statutes, of the "Mobile Home Park Act."

3 NOTICE OF NONPAYMENT OF RENT: The landlord or
4 management of a mobile home park must serve to a home owner a notice
5 of nonpayment of rent in order to terminate a home owner's tenancy. The
6 notice must be in writing and must require that the home owner either
7 make payment of rent and any applicable fees due and owing or remove
8 the owner's unit from the premises, within a period of not less than five
9 TEN days after the date the notice is served or posted, for failure to pay
10 rent when due.

11 CURE PERIODS: If the home owner has a right to cure under the
12 "Mobile Home Park Act", the landlord or management of a mobile home
13 park cannot terminate a home owner's tenancy without first providing the
14 home owner with a time period to cure the noncompliance. "Cure" refers
15 to a home owner remedying, fixing, or otherwise correcting the situation
16 or problem that caused the tenancy to be terminated pursuant to sections
17 38-12-202, 38-12-203, or 38-12-204, Colorado Revised Statutes.

18 COMMENCEMENT OF LEGAL ACTION TO TERMINATE
19 THE TENANCY: After the last day of the notice period, a legal action
20 may be commenced to take possession of the space leased by the home
21 owner. In order to evict a home owner, the landlord or management of the
22 mobile home park must prove:

- 23 ! The landlord or management complied with the notice
- 24 requirements of the "Mobile Home Park Act";
- 25 ! The landlord or management provided the home owner
- 26 with a statement of reasons for termination of the tenancy;
- 27 and

1 ! The reasons for termination of the tenancy are true and
2 valid under the "Mobile Home Park Act".

3 A home owner must appear in court to defend against an eviction
4 action. If the court rules in favor of the landlord or management of the
5 mobile home park, the home owner ~~will have~~ HAS not less than ~~48 hours~~
6 THIRTY DAYS from the time of the ruling to EITHER remove OR SELL the
7 mobile home and to vacate the premises. ~~If a tenancy is being terminated~~
8 ~~pursuant to section 38-12-203 (1)(f), Colorado Revised Statutes, the home~~
9 ~~owner shall have not less than 48 hours from the time of the ruling to~~
10 ~~remove the home and vacate the premises. In all other circumstances, If~~
11 ~~the home owner wishes to extend such period beyond 48 hours~~ THIRTY
12 DAYS but not more than ~~thirty~~ SIXTY days from the date of the ruling, the
13 home owner shall prepay to the landlord an amount equal to ~~any total~~
14 ~~amount declared by the court to be due to the landlord, as well as a pro~~
15 ~~rata share of rent for each day following the EXPIRATION OF THE INITIAL~~
16 ~~THIRTY-DAY PERIOD AFTER THE court's ruling that the mobile home owner~~
17 ~~will remain on the premises. All prepayments shall be paid by certified~~
18 ~~check, by cashier's check, or by wire transfer and shall be paid no later~~
19 ~~than 48 hours~~ THIRTY DAYS after the court ruling. THIS SECTION DOES NOT
20 PRECLUDE EARLIER REMOVAL BY LAW ENFORCEMENT OFFICERS OF A
21 MOBILE HOME OR ONE OR MORE MOBILE HOME OWNERS OR OCCUPANTS
22 FROM THE MOBILE HOME PARK IF A MOBILE HOME OWNER VIOLATES
23 ARTICLE 3, 4, 6, 7, 9, 10, 12, OR 18 OF TITLE 18 OR SECTION 16-13-303.

24 **SECTION 8.** In Colorado Revised Statutes, 38-12-208, **amend**
25 (1)(b) as follows:

26 **38-12-208. Remedies.** (1) (b) The notice of judgment ~~shall~~ MUST
27 state that, at a specified time not less than ~~forty-eight hours~~ THIRTY DAYS

1 from the entry of judgment, if a tenancy is being terminated pursuant to
2 section 38-12-203 (1)(f) and, in all other instances, not less than
3 ~~forty-eight hours from the entry of judgment~~, which may be extended to
4 not more than ~~thirty~~ SIXTY days after the entry of judgment if the home
5 owner has prepaid by certified check, by cashier's check, or by wire
6 transfer no later than ~~forty-eight hours~~ THIRTY DAYS after the court ruling
7 to the landlord an amount equal to ~~any total amount declared by the court~~
8 ~~to be due to the landlord~~, as well as a pro rata share of rent for each day
9 following the EXPIRATION OF THE INITIAL THIRTY-DAY PERIOD AFTER THE
10 court's ruling that the mobile home owner will remain on the premises,
11 INSTANCES WHERE THE MOBILE HOME MUST BE REMOVED FROM THE
12 MOBILE HOME LOT, the sheriff ~~will~~ SHALL return to serve a writ of
13 restitution and superintend the peaceful and orderly removal of the mobile
14 home under that order of court. The notice of judgment ~~shall~~ MUST also
15 advise the home owner, IN INSTANCES WHERE THE MOBILE HOME MUST BE
16 REMOVED FROM THE MOBILE HOME LOT, to prepare the mobile home for
17 removal from the premises by removing the skirting, disconnecting
18 utilities, attaching tires, and otherwise making the mobile home safe and
19 ready for highway travel.

20 **SECTION 9.** In Colorado Revised Statutes, **add** part 9 to article
21 12 of title 38 as follows:

22 PART 9

23 MOBILE HOME PARK ACT DISPUTE

24 RESOLUTION AND ENFORCEMENT PROGRAM

25 **38-12-901. Short title.** THE SHORT TITLE OF THIS PART 9 IS THE
26 "MOBILE HOME PARK ACT DISPUTE RESOLUTION AND ENFORCEMENT
27 PROGRAM".

1 **38-12-902. Legislative declaration.** (1) THE GENERAL ASSEMBLY
2 HEREBY FINDS AND DECLARES THAT:

3 (a) THERE ARE FACTORS UNIQUE TO THE RELATIONSHIP BETWEEN
4 MOBILE HOME OWNERS AND MOBILE HOME PARK LANDLORDS;

5 (b) ONCE OCCUPANCY HAS COMMENCED, A MOBILE HOME OWNER
6 MAY BE SUBJECT TO VIOLATIONS OF THE "MOBILE HOME PARK ACT", PART
7 2 OF THIS ARTICLE 12, WITHOUT AN ADEQUATE REMEDY AT LAW BECAUSE
8 THE DIFFICULTY AND EXPENSE IN MOVING AND RELOCATING A MOBILE
9 HOME CAN AFFECT THE OPERATION OF MARKET FORCES AND LEAD TO AN
10 INEQUALITY OF THE BARGAINING POSITION OF THE PARTIES;

11 (c) TAKING LEGAL ACTION AGAINST A MOBILE HOME PARK
12 LANDLORD FOR VIOLATIONS OF THE "MOBILE HOME PARK ACT" CAN BE
13 A COSTLY AND LENGTHY PROCESS, AND MANY MOBILE HOME OWNERS
14 CANNOT AFFORD TO PURSUE A COURT PROCESS TO VINDICATE STATUTORY
15 RIGHTS. MOBILE HOME PARK LANDLORDS WILL ALSO BENEFIT BY HAVING
16 ACCESS TO A PROCESS THAT RESOLVES DISPUTES QUICKLY AND
17 EFFICIENTLY.

18 (2) THEREFORE, IT IS THE INTENT OF THE GENERAL ASSEMBLY TO
19 PROVIDE AN EQUITABLE AS WELL AS A LESS COSTLY AND MORE EFFICIENT
20 WAY FOR MOBILE HOME OWNERS AND MOBILE HOME PARK LANDLORDS TO
21 RESOLVE DISPUTES, AND TO PROVIDE A MECHANISM FOR STATE
22 AUTHORITIES TO QUICKLY LOCATE MOBILE HOME PARK LANDLORDS.

23 **38-12-903. Definitions.** AS USED IN THIS PART 9, UNLESS THE
24 CONTEXT OTHERWISE REQUIRES:

25 (1) "ACT" MEANS THE "MOBILE HOME PARK ACT" CREATED IN
26 PART 2 OF THIS ARTICLE 12.

27 (2) "COMPLAINANT" MEANS A LANDLORD OR HOME OWNER WHO

1 HAS FILED A COMPLAINT ALLEGING A VIOLATION OF THE ACT OR THE
2 COMPLAINANT'S AGENT, EMPLOYEE, OR REPRESENTATIVE AUTHORIZED TO
3 ACT ON THE COMPLAINANT'S BEHALF.

4 (3) "DIVISION" MEANS THE DIVISION OF HOUSING OF THE
5 DEPARTMENT OF LOCAL AFFAIRS.

6 (4) "FUND" MEANS THE MOBILE HOME PARK ACT DISPUTE
7 RESOLUTION AND ENFORCEMENT PROGRAM FUND CREATED IN SECTION
8 38-12-910.

9 (5) "PENALTY" MEANS A MONETARY PENALTY LEVIED AGAINST A
10 COMPLAINANT OR RESPONDENT BECAUSE OF A VIOLATION OF EITHER THE
11 ACT OR THE PROGRAM.

12 (6) "PROGRAM" MEANS THE "MOBILE HOME PARK ACT DISPUTE
13 RESOLUTION AND ENFORCEMENT PROGRAM" CREATED IN THIS PART 9.

14 (7) "RESPONDENT" MEANS A LANDLORD OR HOME OWNER,
15 ALLEGED TO HAVE COMMITTED A VIOLATION OF THE ACT, OR THE
16 RESPONDENT'S AGENT, EMPLOYEE, OR REPRESENTATIVE AUTHORIZED TO
17 ACT ON THE RESPONDENT'S BEHALF.

18 **38-12-904. Dispute resolution program - creation - division of**
19 **housing - duties - report - rules.** (1) THE "MOBILE HOME PARK ACT
20 DISPUTE RESOLUTION AND ENFORCEMENT PROGRAM" IS HEREBY
21 CREATED.

22 (2) THE DIVISION SHALL:

23 (a) PRODUCE EDUCATIONAL MATERIALS REGARDING THE ACT AND
24 THE PROGRAM. THESE MATERIALS MUST BE IN BOTH ENGLISH AND
25 SPANISH AND MUST INCLUDE A NOTICE IN A FORMAT THAT A LANDLORD
26 CAN REASONABLY POST IN A MOBILE HOME PARK. THE NOTICE MUST
27 SUMMARIZE HOME OWNER RIGHTS AND RESPONSIBILITIES, PROVIDE

1 INFORMATION ON HOW TO FILE A COMPLAINT WITH THE DIVISION,
2 DESCRIBE THE PROTECTIONS AFFORDED HOME OWNERS UNDER SECTION
3 38-12-905 (13), AND PROVIDE A TOLL-FREE TELEPHONE NUMBER AND
4 WEBSITE THAT LANDLORDS AND HOME OWNERS CAN USE TO SEEK
5 ADDITIONAL INFORMATION AND COMMUNICATE COMPLAINTS SPECIFIC TO
6 THE PROGRAM;

7 (b) DISTRIBUTE THE EDUCATIONAL MATERIALS DESCRIBED IN
8 SUBSECTION (2)(a) OF THIS SECTION TO ALL KNOWN LANDLORDS AND, AS
9 REQUESTED, TO ANY COMPLAINANTS OR RESPONDENTS;

10 (c) ENSURE THAT LANDLORDS POST THE NOTICE PROVIDED IN
11 SUBSECTION (2)(a) OF THIS SECTION IN A CLEARLY VISIBLE LOCATION IN
12 COMMON AREAS OF MOBILE HOME PARKS, INCLUDING ANY COMMUNITY
13 HALL OR RECREATION HALL;

14 (d) ENFORCE A PENALTY IF THE DIVISION DISCOVERS THAT THE
15 LANDLORD HAS NOT APPROPRIATELY POSTED THE NOTICE PROVIDED IN
16 SUBSECTION (2)(a) OF THIS SECTION IN ACCORDANCE WITH THE
17 REQUIREMENTS OF SUBSECTION (2)(c) OF THIS SECTION;

18 (e) CREATE AND MAINTAIN A REGISTRATION DATABASE OF MOBILE
19 HOME PARKS;

20 (f) CREATE AND MAINTAIN A DATABASE OF MOBILE HOME PARKS
21 THAT HAVE HAD COMPLAINTS FILED AGAINST THEM UNDER THE PROGRAM;

22 (g) PROVIDE AN ANNUAL REPORT TO THE TRANSPORTATION AND
23 LOCAL GOVERNMENT COMMITTEE OF THE HOUSE OF REPRESENTATIVES, OR
24 ITS SUCCESSOR COMMITTEE, THE LOCAL GOVERNMENT COMMITTEE OF
25 THE SENATE, OR ITS SUCCESSOR COMMITTEE, AND TO THE DEPARTMENT OF
26 REGULATORY AGENCIES, AND PUBLISH THAT ANNUAL REPORT ON THE
27 DIVISION'S OFFICIAL WEBSITE;

1 (h) RECEIVE COMPLAINTS AND PERFORM DISPUTE RESOLUTION
2 ACTIVITIES RELATED TO THE PROGRAM, INCLUDING INVESTIGATIONS,
3 NEGOTIATIONS, DETERMINATIONS OF VIOLATIONS, AND IMPOSITION OF
4 PENALTIES AS DESCRIBED IN SECTION 38-12-905;

5 (i) ISSUE SUBPOENAS;

6 (j) PROMULGATE SUCH RULES AS ARE NECESSARY TO IMPLEMENT
7 THE PROVISIONS OF THE PROGRAM CREATED IN THIS PART 9 AND TO
8 CLARIFY THE REQUIREMENTS OF THE "MOBILE HOME PARK ACT", PART 2
9 OF THIS ARTICLE 12. SUCH RULES SHALL BE PROMULGATED IN
10 ACCORDANCE WITH ARTICLE 4 OF TITLE 24.

11 (3) THE PROGRAM MUST BE FUNDED BY THE PENALTIES AND FEES
12 DEPOSITED IN THE FUND AND ANY OTHER RESOURCES DIRECTED TO THE
13 PROGRAM.

14 **38-12-905. Dispute resolution program - complaint process.**

15 (1) BEGINNING MAY 1, 2020, ANY AGGRIEVED PARTY MAY FILE A
16 COMPLAINT WITH THE DIVISION ALLEGING A VIOLATION OF THE ACT OR
17 THIS PART 9.

18 (2) AFTER RECEIVING A COMPLAINT UNDER THIS PART 9, THE
19 DIVISION SHALL INVESTIGATE THE ALLEGED VIOLATIONS AT THE DIVISION'S
20 DISCRETION AND, IF APPROPRIATE, FACILITATE NEGOTIATIONS BETWEEN
21 THE COMPLAINANT AND THE RESPONDENT.

22 (3) (a) COMPLAINANTS AND RESPONDENTS SHALL COOPERATE
23 WITH THE DIVISION IN THE COURSE OF AN INVESTIGATION BY RESPONDING
24 TO SUBPOENAS ISSUED BY THE DIVISION. THE SUBPOENAS MAY SEEK
25 ACCESS TO PAPERS OR OTHER DOCUMENTS AND PROVIDE SITE ACCESS TO
26 THE MOBILE HOME PARKS RELEVANT TO THE INVESTIGATION.
27 COMPLAINANTS AND RESPONDENTS MUST RESPOND TO THE DIVISION'S

1 SUBPOENAS WITHIN FOURTEEN DAYS OF THE DIVISION SENDING THE
2 SUBPOENAS BY CERTIFIED MAIL.

3 (b) FAILURE TO COOPERATE WITH THE DIVISION IN THE COURSE OF
4 AN INVESTIGATION IS A VIOLATION OF THIS PART 9.

5 (4) (a) IF, AFTER AN INVESTIGATION, THE DIVISION DETERMINES
6 THAT THE PARTIES ARE UNABLE TO COME TO AN AGREEMENT, THE
7 DIVISION SHALL MAKE A WRITTEN DETERMINATION ON WHETHER A
8 VIOLATION OF THE ACT HAS OCCURRED.

9 (b) IF THE DIVISION FINDS BY A WRITTEN DETERMINATION THAT A
10 VIOLATION OF THE ACT HAS OCCURRED, THE DIVISION SHALL DELIVER A
11 WRITTEN NOTICE OF VIOLATION BY CERTIFIED MAIL TO BOTH THE
12 COMPLAINANT AND THE RESPONDENT. THE NOTICE OF VIOLATION MUST
13 SPECIFY THE BASIS FOR THE DIVISION'S DETERMINATION, THE VIOLATION,
14 THE ACTION REQUIRED TO CURE THE VIOLATION, THE TIME WITHIN WHICH
15 THAT ACTION MUST BE TAKEN, THE PENALTIES THAT WILL BE IMPOSED IF
16 THAT ACTION IS NOT TAKEN WITHIN THE SPECIFIED TIME PERIOD, AND THE
17 PROCESS FOR CONTESTING THE DETERMINATION, REQUIRED ACTION, AND
18 PENALTIES BY MEANS OF AN ADMINISTRATIVE HEARING.

19 (c) IF THE DIVISION FINDS BY A WRITTEN DETERMINATION THAT A
20 VIOLATION OF THE ACT HAS NOT OCCURRED, THE DIVISION SHALL DELIVER
21 A WRITTEN NOTICE OF NONVIOLATION TO BOTH THE COMPLAINANT AND
22 THE RESPONDENT BY CERTIFIED MAIL. THE NOTICE OF NONVIOLATION
23 MUST INCLUDE THE BASIS FOR THE DIVISION'S DETERMINATION AND THE
24 PROCESS FOR CONTESTING THE DETERMINATION INCLUDED IN THE NOTICE
25 OF NONVIOLATION BY MEANS OF AN ADMINISTRATIVE HEARING.

26 (5) THE RESPONDENT MUST COMPLY WITH THE REQUIREMENTS OF
27 A NOTICE OF VIOLATION FROM THE DIVISION WITHIN SEVEN DAYS OF THE

1 NOTICE OF VIOLATION BECOMING A FINAL AGENCY ORDER UNDER EITHER
2 SUBSECTION (7)(b) OR (9)(b) OF THIS SECTION, EXCEPT AS REQUIRED
3 OTHERWISE BY THE DIVISION, UNLESS THE RESPONDENT HAS SUBMITTED
4 A TIMELY REQUEST FOR AN ADMINISTRATIVE HEARING TO CONTEST THE
5 NOTICE UNDER SUBSECTION (7) OF THIS SECTION. IF A RESPONDENT FAILS
6 TO COMPLY WITH THE REQUIREMENTS OF A NOTICE OF VIOLATION WITHIN
7 THE REQUIRED TIME PERIOD AND THE DIVISION HAS NOT RECEIVED A
8 TIMELY REQUEST FOR AN ADMINISTRATIVE HEARING, THE DIVISION MAY
9 IMPOSE A PENALTY, UP TO A MAXIMUM OF FIVE THOUSAND DOLLARS PER
10 VIOLATION PER DAY, FOR EACH DAY THAT A VIOLATION REMAINS
11 UNCORRECTED. WHEN DETERMINING THE AMOUNT OF THE PENALTY TO
12 IMPOSE ON A RESPONDENT, THE DIVISION SHALL CONSIDER THE SEVERITY
13 AND DURATION OF THE VIOLATION AND THE IMPACT OF THE VIOLATION ON
14 OTHER COMMUNITY RESIDENTS. IF THE RESPONDENT SHOWS, UPON TIMELY
15 APPLICATION TO THE DIVISION, THAT A GOOD FAITH EFFORT TO COMPLY
16 WITH THE REQUIREMENTS OF THE NOTICE OF VIOLATION HAS BEEN MADE
17 AND THAT THE RESPONDENT HAS NOT COMPLIED BECAUSE OF MITIGATING
18 FACTORS BEYOND THE RESPONDENT'S CONTROL, THE DIVISION MAY DELAY
19 OR DISMISS THE IMPOSITION OF A PENALTY.

20 (6) THE DIVISION MAY ISSUE AN ORDER REQUIRING THE
21 RESPONDENT TO CEASE AND DESIST FROM AN UNLAWFUL PRACTICE. THE
22 DIVISION MAY ALSO ISSUE AN ORDER REQUIRING THE RESPONDENT TO
23 TAKE ACTIONS THAT IN THE JUDGMENT OF THE DIVISION WILL CARRY OUT
24 THE PURPOSES OF THIS PART 9. THE ACTIONS MAY INCLUDE, BUT ARE NOT
25 LIMITED TO:

26 (a) REFUNDS OF RENT INCREASES, IMPROPER FEES, AND CHARGES
27 COLLECTED IN VIOLATION OF THIS PART 9;

1 (b) FILING DOCUMENTS THAT CORRECT A STATUTORY OR RULE
2 VIOLATION; AND

3 (c) TAKING ACTION NECESSARY TO CORRECT A STATUTORY OR
4 RULE VIOLATION.

5 (7) (a) A COMPLAINANT OR RESPONDENT MAY REQUEST AN
6 ADMINISTRATIVE HEARING BEFORE AN ADMINISTRATIVE LAW JUDGE TO
7 CONTEST:

8 (I) A NOTICE OF VIOLATION ISSUED UNDER SUBSECTION (4)(b) OF
9 THIS SECTION OR A NOTICE OF NONVIOLATION ISSUED UNDER SUBSECTION
10 (4)(c) OF THIS SECTION;

11 (II) A PENALTY IMPOSED UNDER SUBSECTION (5) OF THIS SECTION;
12 OR

13 (III) AN ORDER TO CEASE AND DESIST OR AN ORDER TO TAKE
14 ACTIONS UNDER SUBSECTION (6) OF THIS SECTION.

15 (b) IF THE COMPLAINANT OR RESPONDENT REQUESTS AN
16 ADMINISTRATIVE HEARING PURSUANT TO SUBSECTION (7)(a) OF THIS
17 SECTION, THE COMPLAINANT OR RESPONDENT MUST FILE THE REQUEST
18 WITHIN FIFTEEN BUSINESS DAYS OF RECEIPT OF A NOTICE OF VIOLATION,
19 NOTICE OF NONVIOLATION PENALTY, ORDER, OR ACTION. IF AN
20 ADMINISTRATIVE HEARING IS NOT REQUESTED WITHIN THIS TIME PERIOD,
21 THE NOTICE OF VIOLATION OR NOTICE OF NONVIOLATION CONSTITUTES A
22 FINAL AGENCY ORDER OF THE DIVISION AND IS NOT SUBJECT TO REVIEW BY
23 ANY COURT OR AGENCY.

24 (8) HEARINGS BEFORE THE OFFICE OF ADMINISTRATIVE COURTS
25 MUST BE CONDUCTED IN ACCORDANCE WITH ARTICLE 4 OF TITLE 24,
26 UNLESS OTHERWISE SPECIFIED IN THIS SECTION.

27 (9) (a) AN APPOINTED ADMINISTRATIVE LAW JUDGE SHALL:

1 (I) HEAR AND RECEIVE PERTINENT EVIDENCE AND TESTIMONY;

2 (II) DECIDE WHETHER THE EVIDENCE SUPPORTS THE DIVISION'S
3 FINDING BY A PREPONDERANCE OF THE EVIDENCE; AND

4 (III) ENTER AN APPROPRIATE ORDER WITHIN THIRTY DAYS AFTER
5 THE COMPLETION OF THE HEARING AND IMMEDIATELY SEND COPIES OF THE
6 ORDER TO THE AFFECTED PARTIES.

7 (b) AN ORDER ENTERED BY AN ADMINISTRATIVE LAW JUDGE
8 CONSTITUTES THE FINAL AGENCY ORDER OF THE DIVISION AND IS SUBJECT
9 TO JUDICIAL REVIEW PURSUANT TO ARTICLE 4 OF TITLE 24. AN ORDER
10 ENTERED BY AN ADMINISTRATIVE LAW JUDGE MAY BE APPEALED BY THE
11 RESPONDENT AND THE DIVISION.

12 (10) WHEN THE DIVISION IMPOSES ANY PENALTY AGAINST A
13 RESPONDENT LANDLORD UNDER THIS PART 9, THE RESPONDENT MAY NOT
14 SEEK ANY RECOVERY OR REIMBURSEMENT OF THE PENALTY FROM A
15 COMPLAINANT OR FROM ANY OTHER HOME OWNER.

16 (11) ALL MONEY COLLECTED FROM THE IMPOSITION OF ANY
17 PENALTIES IMPOSED UNDER THIS SECTION OTHER THAN ANY PORTION OF
18 THE PENALTIES REQUIRED TO BE PAID TO A COMPLAINANT MUST BE
19 DEPOSITED IN THE FUND.

20 (12) THIS SECTION DOES NOT PROVIDE AN EXCLUSIVE REMEDY AND
21 DOES NOT LIMIT THE RIGHT OF LANDLORDS OR HOME OWNERS TO TAKE
22 LEGAL ACTION AGAINST ANOTHER PARTY AS PROVIDED IN THE ACT OR
23 OTHERWISE. EXHAUSTION OF THE ADMINISTRATIVE REMEDY PROVIDED IN
24 THIS SECTION IS NOT REQUIRED BEFORE A LANDLORD OR HOME OWNER
25 MAY BRING A LEGAL ACTION.

26 (13) A LANDLORD MAY NOT TAKE ANY RETALIATORY ACTIONS
27 AGAINST A HOME OWNER FOR EXPRESSING AN INTENTION TO FILE A

1 COMPLAINT UNDER THIS PROGRAM OR FILING A COMPLAINT UNDER THIS
2 PROGRAM. IF THE DIVISION DETERMINES THAT A LANDLORD HAS
3 RETALIATED AGAINST A HOME OWNER, THE DIVISION MAY IMPOSE A FINE
4 OF UP TO TEN THOUSAND DOLLARS ON THE LANDLORD.

5 (14) ANY PENALTY LEVIED AGAINST A LANDLORD UNDER THIS
6 PART 9 SHALL BE A LIEN AGAINST THE LANDLORD'S MOBILE HOME PARK
7 UNTIL THE LANDLORD PAYS THE PENALTY.

8 **38-12-906. Registration of mobile home parks - process - fees.**

9 (1) THE DIVISION SHALL REGISTER ALL MOBILE HOME PARKS ON AN
10 INDIVIDUAL BASIS AND RENEW THIS REGISTRATION ANNUALLY.

11 (2) THE DIVISION SHALL SEND REGISTRATION NOTIFICATIONS
12 AND INFORMATION PACKETS TO ALL KNOWN LANDLORDS OF
13 UNREGISTERED MOBILE HOME PARKS. THESE INFORMATION PACKETS MUST
14 INCLUDE:

15 (a) REGISTRATION FORMS THAT SATISFY ALL OF THE
16 REQUIREMENTS OF SUBSECTION (7) OF THIS SECTION;

17 (b) INFORMATION ABOUT THE DIFFERENT METHODS OF
18 REGISTRATION;

19 (c) INFORMATION ABOUT THE SINGLE, STATEWIDE TOLL-FREE
20 TELEPHONE NUMBER DESCRIBED IN SUBSECTION (11) OF THIS SECTION;

21 (d) REGISTRATION ASSESSMENT INFORMATION, INCLUDING
22 REGISTRATION DUE DATES AND LATE FEES, AND THE COLLECTIONS
23 PROCEDURES, LIENS, AND CHARGING COSTS TO HOME OWNERS; AND

24 (e) A DESCRIPTION OF THE PROTECTIONS AFFORDED HOME OWNERS
25 UNDER SECTION 38-12-905 (13).

26 (3) THE DIVISION SHALL ANNUALLY SEND REGISTRATION RENEWAL
27 NOTIFICATIONS AND INFORMATION PACKETS TO ALL REGISTERED MOBILE

1 HOME PARKS.

2 (4) A LANDLORD MUST FILE FOR REGISTRATION OR REGISTRATION
3 RENEWAL BY SUBMITTING TO THE DIVISION, EITHER THROUGH THE
4 DIVISION'S WEBSITE, BY MAIL, OR IN PERSON, A REGISTRATION OR
5 REGISTRATION RENEWAL FORM PROVIDED BY THE DIVISION AND PAY A
6 REGISTRATION FEE AS DESCRIBED IN SUBSECTION (8) OF THIS SECTION.

7 (5) A LANDLORD MUST NOTIFY THE DIVISION WITHIN THIRTY DAYS
8 OF A CHANGE IN THE OWNERSHIP OF THE LANDLORD'S MOBILE HOME PARK
9 SO THAT THE DIVISION MAY UPDATE THE MOBILE HOME PARK'S
10 REGISTRATION INFORMATION.

11 (6) THE DIVISION SHALL MAKE AVAILABLE ON THE DIVISION'S
12 WEBSITE ELECTRONIC FORMS TO REGISTER A MOBILE HOME PARK. THESE
13 FORMS MUST BE AVAILABLE IN BOTH ENGLISH AND SPANISH AND SATISFY
14 ALL OF THE REQUIREMENTS OF SUBSECTION (7) OF THIS SECTION.

15 (7) THE REGISTRATION FORMS PROVIDED BY THE DIVISION MUST
16 REQUIRE INFORMATION NECESSARY TO ASSIST THE DIVISION IN
17 IDENTIFYING AND LOCATING A MOBILE HOME PARK AND OTHER
18 INFORMATION THAT MAY BE USEFUL TO THE STATE INCLUDING, AT A
19 MINIMUM:

- 20 (a) THE NAME AND ADDRESS OF THE LANDLORD;
- 21 (b) THE NAME AND ADDRESS OF THE MOBILE HOME PARK;
- 22 (c) THE NUMBER OF LOTS WITHIN THE MOBILE HOME PARK;
- 23 (d) THE NUMBER OF MOBILE HOMES WITHIN THE MOBILE HOME
24 PARK; AND
- 25 (e) THE ADDRESS OF EACH MOBILE HOME WITHIN THE MOBILE
26 HOME PARK.

27 (8) FOR THE 2020 CALENDAR YEAR, THE DIVISION SHALL CHARGE

1 EACH LANDLORD A TWENTY-FOUR DOLLAR REGISTRATION FEE FOR EACH
2 MOBILE HOME INDEPENDENTLY OWNED ON RENTED LAND WITHIN THE
3 LANDLORD'S MOBILE HOME PARK. EACH YEAR THEREAFTER, THE DIVISION
4 SHALL ESTABLISH BY RULE A FEE THAT EACH LANDLORD SHALL PAY TO
5 THE DIVISION AS AN ANNUAL REGISTRATION FEE FOR EACH MOBILE HOME
6 INDEPENDENTLY OWNED ON RENTED LAND WITHIN THE LANDLORD'S
7 MOBILE HOME PARK. A LANDLORD MAY CHARGE A HOME OWNER NOT
8 MORE THAN HALF OF THE FEE. THE REGISTRATION FEE FOR EACH MOBILE
9 HOME MUST BE DEPOSITED INTO THE FUND. THE DIVISION SHALL REVIEW
10 THE ANNUAL REGISTRATION FEE AND, IF NECESSARY, ADJUST THE ANNUAL
11 REGISTRATION FEE THROUGH RULE-MAKING TO ENSURE IT CONTINUES TO
12 REASONABLY RELATE TO THE COST OF ADMINISTERING THE PROGRAM.

13 (9) INITIAL REGISTRATIONS OF MOBILE HOME PARKS MUST BE FILED
14 BEFORE FEBRUARY 1, 2020, AND AFTER THAT DATE WITHIN THREE
15 MONTHS OF THE AVAILABILITY OF MOBILE HOME LOTS FOR RENT WITHIN
16 A NEW PARK. A LANDLORD WHO WAS SENT AN INITIAL REGISTRATION
17 FORM AND WHO MISSED THE DEADLINE FOR REGISTRATION IS SUBJECT TO
18 A DELINQUENCY FEE OF UP TO FIVE THOUSAND DOLLARS. LANDLORDS WHO
19 RECEIVE REGISTRATION RENEWAL NOTIFICATIONS AND DO NOT RENEW
20 THEIR REGISTRATION BY THE EXPIRATION DATE AS ASSIGNED BY THE
21 DIVISION ARE ALSO SUBJECT TO A DELINQUENCY FEE OF UP TO FIVE
22 THOUSAND DOLLARS.

23 (10) REGISTRATION IS EFFECTIVE ON THE DATE DETERMINED BY
24 THE DIVISION, AND THE DIVISION MUST ISSUE A REGISTRATION NUMBER TO
25 EACH REGISTERED MOBILE HOME PARK. THE DIVISION MUST PROVIDE AN
26 EXPIRATION DATE, ASSIGNED BY THE DIVISION, TO EACH REGISTERED
27 MOBILE HOME PARK.

1 (11) THE DIVISION SHALL ESTABLISH A SYSTEM, INCLUDING BUT
2 NOT LIMITED TO A SINGLE, STATEWIDE TOLL-FREE TELEPHONE NUMBER,
3 FOR RESPONDING DIRECTLY TO INQUIRIES ABOUT THE REGISTRATION
4 PROCESS.

5 **38-12-907. Registration information database.** BY FEBRUARY
6 1, 2020, THE DIVISION SHALL CREATE AND MAINTAIN A DATABASE THAT
7 INCLUDES ALL OF THE INFORMATION COLLECTED UNDER SECTION
8 38-12-906.

9 **38-12-908. Mobile home park complaint database.** (1) BY
10 MAY 1, 2020, THE DIVISION SHALL ALSO CREATE AND MAINTAIN A
11 DATABASE OF MOBILE HOME PARKS THAT HAVE HAD COMPLAINTS FILED
12 AGAINST THEM UNDER THE PROGRAM.

13 (2) AT A MINIMUM, THE DATABASE MUST INCLUDE:

14 (a) THE NUMBER OF COMPLAINTS RECEIVED;

15 (b) THE NATURE AND EXTENT OF THE COMPLAINTS RECEIVED;

16 (c) THE VIOLATION OF LAW COMPLAINED OF; AND


17 (d) THE OUTCOME OF EACH COMPLAINT.

18 **38-12-909. Mobile home park act dispute resolution and**
19 **enforcement program annual report.** THE DIVISION SHALL PREPARE AN
20 ANNUAL REPORT THAT CONTAINS, AT A MINIMUM, THE NUMBER OF
21 CONSTITUENTS CONTACTED BY THE DIVISION IN REGARD TO THE PROGRAM,
22 THE NUMBER OF COMPLAINTS RECEIVED UNDER THE PROGRAM RECEIVED
23 BY THE DIVISION, THE NUMBER OF COMPLAINTS UNDER THE PROGRAM
24 RESOLVED BY THE DIVISION, A BRIEF SUMMARY OF THE NATURE OF THE
25 COMPLAINTS UNDER THE PROGRAM RECEIVED BY THE DIVISION, HOW THE
26 COMPLAINTS UNDER THE PROGRAM RECEIVED BY THE DIVISION WERE
27 RESOLVED, THE NUMBER OF ADMINISTRATIVE APPEALS UNDER THE

1 PROGRAM, A SUMMARY OF ANY RELEVANT COURT DECISIONS RELATING TO
2 THE PROGRAM, AND A SUMMARY OF RESULTS OF AN ANNUAL CONSTITUENT
3 SURVEY CONDUCTED BY AN INDEPENDENT CONTRACTOR.

4 **38-12-910. Mobile home park act dispute resolution and**
5 **enforcement program fund.** (1) THERE IS HEREBY CREATED IN THE
6 STATE TREASURY THE MOBILE HOME PARK ACT DISPUTE RESOLUTION AND
7 ENFORCEMENT PROGRAM FUND. ALL MONEY COLLECTED PURSUANT TO
8 THE PROGRAM MUST BE DEPOSITED IN THE FUND. THE FUND SHALL BE
9 USED BY THE DIVISION FOR THE COSTS ASSOCIATED WITH ADMINISTERING
10 THE PROGRAM. THE MONEY IN THE FUND SHALL BE CONTINUOUSLY
11 APPROPRIATED FOR ADMINISTERING THE PROGRAM. ALL INTEREST AND
12 INCOME DERIVED FROM THE INVESTMENT AND DEPOSIT OF MONEY IN THE
13 FUND SHALL BE CREDITED TO THE FUND. ANY UNEXPENDED AND
14 UNENCUMBERED MONEY REMAINING IN THE FUND AT THE END OF A FISCAL
15 YEAR SHALL REMAIN IN THE FUND AND SHALL NOT BE CREDITED OR
16 TRANSFERRED TO THE GENERAL FUND OR ANOTHER FUND.

17 (2) THE DIVISION, BY RULE OR AS OTHERWISE PROVIDED BY LAW,
18 MAY REDUCE THE AMOUNT OF ANY FEE IMPOSED UNDER THIS PART 9 IF
19 NECESSARY PURSUANT TO SECTION 24-75-402 (3) TO REDUCE THE
20 UNCOMMITTED RESERVES OF THE FUND TO WHICH ALL OR ANY PORTION OF
21 THE FEE IS CREDITED. AFTER THE UNCOMMITTED RESERVES OF THE FUND
22 ARE SUFFICIENTLY REDUCED, THE DIVISION, BY RULE OR AS OTHERWISE
23 PROVIDED BY LAW, MAY INCREASE THE AMOUNT OF THE FEES IMPOSED
24 UNDER THIS PART 9 AS PROVIDED IN SECTION 24-75-402 (4).

25 
26 **SECTION 10. Appropriation.** (1) For the 2019-20 state fiscal
27 year, \$22,073 is appropriated to the department of law. This appropriation

1 is from cash funds received from the department of local affairs and is
2 based on an assumption that the department of law will require an
3 additional 0.1 FTE. To implement this act, the department of law may use
4 this appropriation to provide legal services for the department of local
5 affairs.

6 (2) For the 2019-20 state fiscal year, \$130,065 is appropriated to
7 the office of the governor for use by the office of information technology.
8 This appropriation is from cash funds received from the department of
9 local affairs. To implement this act, the office may use this appropriation
10 to provide information technology services for the department of local
11 affairs.

12 **SECTION 11. Safety clause.** The general assembly hereby finds,
13 determines, and declares that this act is necessary for the immediate
14 preservation of the public peace, health, and safety.