

SB25-020

HOUSE FLOOR AMENDMENT

Second Reading

BY REPRESENTATIVES Soper & Mabrey

1 Amend the Judiciary Committee Report, dated April 15, 2025, page 1,
2 strike lines 1 through 3 and substitute:

3 "Amend reengrossed bill, page 8, line 12, strike "**housing.**" and substitute
4 "**housing - definition.**".

5 Page 9 of the bill, lines 2 and 3, strike "VIOLATION OF THIS PART 5, OTHER
6 THAN A VIOLATION OF SECTION 28-12-503 (5)," and substitute "PATTERN
7 OF NEGLECT".

8 Page 9 of the bill, lines 8 through 10, strike "OR PRACTICE OF VIOLATIONS
9 OF THIS PART 5, OTHER THAN A VIOLATION OF SECTION 38-12-503 (5)," and
10 substitute "OF NEGLECT".

11 Page 9 of the bill, after line 11 insert:

12 "(c) AS USED IN THIS SUBSECTION (2), UNLESS THE CONTEXT
13 OTHERWISE REQUIRES, "PATTERN OF NEGLECT" MEANS EVIDENCE THAT A
14 PERSON HAS MAINTAINED THE MULTIFAMILY RESIDENTIAL PROPERTY IN A
15 STATE OF DISREPAIR THAT CONSTITUTES A THREAT TO THE HEALTH,
16 SAFETY, OR SECURITY OF THE TENANTS OR THE PUBLIC. A THREAT TO THE
17 HEALTH, SAFETY, OR SECURITY OF THE TENANTS INCLUDES:

18 (I) A VERMIN OR RAT INFESTATION;

19 (II) FILTH OR CONTAMINATION;

20 (III) INADEQUATE VENTILATION, ILLUMINATION, SANITARY,
21 HEATING, OR LIFE SAFETY FACILITIES;

22 (IV) INOPERATIVE FIRE SUPPRESSION OR WARNING EQUIPMENT;

23 (V) INOPERATIVE DOORS OR WINDOW LOCKS; AND

24 (VI) ANY OTHER CONDITION THAT CONSTITUTES A HAZARD TO
25 TENANTS, OCCUPANTS, OR THE PUBLIC."."

26 Page 1 of the report, line 11, strike "**Page 9**, line 3:".

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