

(ii) **Builder Responsibility:** The builder shall correct the heating system as required to provide the required temperatures. However, the owner shall be responsible for balancing dampers, registers and other minor adjustments.

(5) **Refrigeration:**

(a) **Possible Deficiency:** Inadequate cooling.

(i) **Performance Standard:** Where air-conditioning is provided, the cooling system shall be capable of maintaining a temperature of 78 degrees F as measured in the center of each room at a height of 5 feet above the floor, under local outdoor summer design conditions as specified in ASHRAE handbook.

(ii) **Builder Responsibility:** To correct the cooling system to meet the above temperature conditions.

(6) **Liquid Heat Transfer:**

(7) **Air Distribution:**

(8) **Controls and Instrumentation:**

(L) **Electrical:**

(1) **Conductors:**

(a) **Possible Deficiency:** Malfunction of electrical switches, fixtures or outlets.

(i) **Performance Standard:** All switches, fixtures and outlets should operate as intended.

(ii) **Builder Responsibility:** To repair or replace defective wiring, switches, fixtures and outlets.

(2) **Switches and Receptacles:**

(3) **Lighting;** now, therefore, be it

RESOLVED BY THE GENERAL ASSEMBLY OF MARYLAND, That the Legislative Council study this proposed statute and report to the General Assembly on the feasibility of enacting legislation dealing with homeowner protection; and be it further

RESOLVED, That a copy of this Resolution be sent to