

**CHAPTER 582**

**(House Bill 673)**

AN ACT concerning

**Mobile Home Parks – Rights of Residents – Duties of Park Owners**

FOR the purpose of requiring that an offer by a mobile home park owner to renew a certain rental agreement be made within a certain time in a certain manner; extending a certain required notice period where there is a change in land use; requiring certain persons who obtain title to a mobile home to take certain actions within a certain time; requiring a mobile home park owner to file a certain plan when there is a change in land use; defining a certain term; making stylistic changes; and generally relating to the rights of tenants of mobile home parks and the duties of mobile home park owners.

BY repealing and reenacting, with amendments,

Article – Real Property

Section 8A-101(j) and 8A-202

Annotated Code of Maryland

(1988 Replacement Volume and 1993 Supplement)

BY adding to

Article – Real Property

Section 8A-1201 to be under the new subtitle “Subtitle 12. Termination of Tenancy – Change in Land Use”

Annotated Code of Maryland

(1988 Replacement Volume and 1993 Supplement)

SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND, That the Laws of Maryland read as follows:

**Article – Real Property**

8A-101:

(j) (1) “Resident” means a mobile home owner who leases or rents a site for residential use and resides in a mobile home park.

(2) “RESIDENT” INCLUDES A PERSON WHO MAINTAINS A PERMANENT RESIDENCE WITH THE MOBILE HOME OWNER, AND WHO OBTAINS TITLE TO THE MOBILE HOME AFTER THE DEATH OF THE OWNER UNDER THE TERMS OF A WILL OR BY OPERATION OF LAW.

8A-202.

(a) A park owner shall offer all current and prospective year-round residents a rental agreement for a period of not less than 1 year.