



Sen. Martin A. Sandoval

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09300SB3150sam001

LRB093 19907 LCB 48897 a

1 AMENDMENT TO SENATE BILL 3150

2 AMENDMENT NO. \_\_\_\_\_. Amend Senate Bill 3150 on page 1, by  
3 replacing lines 6 through 10 with the following:

4 "Section 5. Purpose. The General"; and

5 on page 1, by replacing line 18 with "the consent of the owner  
6 or the owner's agent and, if different than the owner, the  
7 occupant of the premises before"; and

8 on page 1, line 19, after "denied", by inserting "or cannot be  
9 reasonably obtained,"; and

10 on page 1, line 21, after "provides", by inserting "for"; and

11 on page 1, line 26, after "warrantless inspection.", by  
12 inserting "No local ordinance, law, rule, or regulation may  
13 require a prospective buyer or prospective tenant to consent to  
14 future inspections of real property as a condition of owning or  
15 occupying that real property."; and

16 on page 2, line 18, after "real estate.", by inserting  
17 "Escrowed funds may be placed with any person or entity acting  
18 as an independent escrowee, as provided for in the Title  
19 Insurance Act, or any person or entity exempt from the  
20 independent escrowee provisions of that Act. Escrowed monies

1 shall be available to pay contractors, subcontractors,  
2 vendors, material persons, and suppliers during the progress of  
3 and upon the completion of needed repairs."; and

4 on page 2, before line 19, by inserting the following:

5 "Section 25. Exceptions. This Act shall not apply to  
6 inspections of residential property that is under construction  
7 or that has been constructed but not yet occupied."; and

8 on page 2, line 19, by replacing "Section 25." with "Section  
9 30.".