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THE GENERAL ASSEMBLY OF PENNSYLVANIA

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SENATE BILL

No. 877 Session of  
2013

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INTRODUCED BY FARNESE, STACK, FONTANA, SOLOBAY AND HUGHES,  
APRIL 24, 2013

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REFERRED TO LABOR AND INDUSTRY, APRIL 24, 2013

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AN ACT

1 Amending the act of August 24, 1963 (P.L.1175, No.497), entitled  
2 "An act to codify, amend, revise and consolidate the laws  
3 relating to mechanics' liens," further providing for  
4 discharge of lien on payment into court or entry of security.

5 The General Assembly of the Commonwealth of Pennsylvania  
6 hereby enacts as follows:

7 Section 1. Section 510 heading of the act of August 24, 1963  
8 (P.L.1175, No.497), known as the Mechanics' Lien Law of 1963, is  
9 amended and the section is amended by adding a subsection to  
10 read:

11 Section 510. Discharge of Lien [on Payment into Court or  
12 Entry of Security].--

13 \* \* \*

14 (f) Residential Property. No lien shall be allowed for the  
15 portion of debt representing the contract price of any labor or  
16 materials against residential property where it is shown that  
17 the work was not completed in accordance with building code  
18 standards of the municipality in which the work was completed.

19 Section 2. This act shall take effect in 60 days.