

THE GENERAL ASSEMBLY OF PENNSYLVANIA

SENATE BILL

No. 486 Session of 2015

INTRODUCED BY ARGALL, KITCHEN, BREWSTER, WILLIAMS, WHITE, SCHWANK, COSTA, YUDICHAK, TEPLITZ, McGARRIGLE, STEFANO, WOZNIAK AND BROWNE, FEBRUARY 13, 2015

AS REPORTED FROM COMMITTEE ON URBAN AFFAIRS, HOUSE OF REPRESENTATIVES, AS AMENDED, SEPTEMBER 21, 2016

AN ACT

1 Amending the act of April 8, 1982 (P.L.310, No.87), entitled, as
2 amended, "An act establishing fees for services of recorders
3 of deeds in counties of the second A, third, fourth, fifth,
4 sixth, seventh and eighth classes and home rule charter
5 counties of these classes," authorizing an additional fee to
6 be imposed and used for demolition; and making an editorial
7 change.

8 The General Assembly of the Commonwealth of Pennsylvania
9 hereby enacts as follows:

10 Section 1. The title of the act of April 8, 1982 (P.L.310,
11 No.87), referred to as the Recorder of Deeds Fee Law, amended
12 April 17, 2002 (P.L.244, No.32), is amended to read:

AN ACT

14 Establishing fees for services of recorders of deeds in counties
15 of the second A, third, fourth, fifth, sixth, seventh and
16 eighth classes and home rule charter counties of these
17 classes; authorizing a special deed and mortgage recording
18 fee in counties of all classes and all home rule charter <--
19 CERTAIN counties; and establishing county demolition funds. <--

1 Section 2. The act is amended by adding a section to read:

2 Section 2.2. (a) There is hereby created a county
3 demolition fund in each county of the first, second, second A, <--
4 third, fourth, fifth, sixth, seventh and eighth class and home
5 rule charter county of these classes that impose THAT IMPOSES <--
6 the fee authorized under subsection (b).

7 (b) In addition to the fees charged by a recorder of deeds
8 in a county of the first, second, second A, third, fourth, <--
9 fifth, sixth, seventh or eighth class or by OR an equivalent <--
10 officer in a home rule charter county of these classes COUNTY, <--
11 the governing body of the county may, by resolution or
12 ordinance, authorize the recorder of deeds to charge and collect
13 a fee not to exceed \$15 for each deed and mortgage recorded. The
14 fee shall be deposited into the county demolition fund to be
15 used exclusively for the demolition of blighted property situate
16 in the county.

17 (C) (1) A COUNTY THAT CREATES A COUNTY DEMOLITION FUND IN <--
18 ACCORDANCE WITH THIS SECTION SHALL:

19 (I) WITHIN 90 DAYS OF IMPOSING THE FEE AUTHORIZED BY
20 THIS SECTION, FILE AN INITIAL REPORT WITH THE DEPARTMENT
21 OF COMMUNITY AND ECONOMIC DEVELOPMENT. THE INITIAL REPORT
22 SHALL INCLUDE A PLAN ON HOW THE REVENUE RECEIVED UNDER
23 THIS SECTION WILL BE SPENT, HOW MANY PROPERTIES WILL
24 LIKELY BE DEMOLISHED AND ANY OTHER INFORMATION THAT WOULD
25 BE RELEVANT TO THE DEMOLITION PROGRAM OF THE COUNTY.

26 (II) NOT LESS THAN 12 MONTHS AFTER IMPOSING THE FEE
27 AUTHORIZED BY THIS SECTION AND ANNUALLY THEREAFTER,
28 PREPARE A REPORT ON THE USE OF THE FUND AND SUBMIT THE
29 REPORT TO THE DEPARTMENT OF COMMUNITY AND ECONOMIC
30 DEVELOPMENT. THE ANNUAL REPORT SHALL INCLUDE HOW MANY

1 PROPERTIES WERE DEMOLISHED, THE COST OF DEMOLITION PER
2 PROPERTY AND ANY OTHER INFORMATION THAT WOULD BE RELEVANT
3 TO THE DEMOLITION PROGRAM OF THE COUNTY.

4 (2) THE DEPARTMENT OF COMMUNITY AND ECONOMIC DEVELOPMENT
5 SHALL COMPILE THE INITIAL AND ANNUAL REPORTS AND POST THEM ON
6 THE DEPARTMENT'S PUBLICLY ACCESSIBLE INTERNET WEBSITE.

7 (D) THIS SECTION SHALL EXPIRE 10 YEARS FROM ITS EFFECTIVE
8 DATE.

9 ~~(c) For purposes of this section, a "blighted property"~~ <--
10 ~~shall mean a~~ (E) AS USED IN THIS SECTION, THE FOLLOWING WORDS <--

11 AND PHRASES SHALL HAVE THE MEANINGS GIVEN TO THEM IN THIS
12 SUBSECTION UNLESS THE CONTEXT CLEARLY INDICATES OTHERWISE:

13 "BLIGHTED PROPERTY." A property which meets at least three
14 of the criteria listed under section 5(d) (5) of the act of
15 November 26, 2008 (P.L.1672, No.135), known as the Abandoned and
16 Blighted Property Conservatorship Act, as determined by the
17 governing body of ~~the~~ A county. <--

18 "COUNTY." A COUNTY OR HOME RULE CHARTER COUNTY OF ANY <--
19 CLASSIFICATION.

20 Section 3. This act shall take effect in 60 days.