



HOUSE COMMITTEE ON APPROPRIATIONS

FISCAL NOTE

SENATE BILL NO. 940

PRINTERS NO. 1951

PRIME SPONSOR: DiSanto

COST / (SAVINGS)

FUND	FY 2020/21	FY 2021/22
Municipal Funds	See "Fiscal Impact"	See "Fiscal Impact"

SUMMARY: Creates a freestanding act to be known as the Municipality Condemnation Order Act. This legislation would take effect in 60 days.

ANALYSIS: This legislation creates a freestanding act to provide for municipal condemnation orders to be filed with the recorder of deeds office.

The legislation defines a condemnation order as a declaration that a property or premise is unfit for human habitation or is otherwise unsafe to occupants, neighboring properties, or residents. The legislation also allows the condemnation order to be filed against a property as a lien, which will then not be affected by any tax sales and will remain on the property. Any costs necessary to cover the recording of the condemnation order may be recovered from the tax sale of the property or from the purchaser directly.

A municipality that vacates an order under the provisions of the legislation must record with the recorder of deeds office that the order was vacated within 15 days.

FISCAL IMPACT: This legislation would have no adverse fiscal impact on Commonwealth funds.

The legislation would allow municipalities to recover condemnation filing costs through the tax sale proceeds or directly from the purchaser of the property.

PREPARED BY: Tim Rodrigo
House Appropriations Committee (R)

DATE: September 30, 2020

Estimates are calculated using the best information available. Actual costs and revenue impact incurred may vary from estimates.