



HOUSE BILL 799: Utility Billing by Lessors.

2017-2018 General Assembly

Committee:

Introduced by: Rep. Bradford
Analysis of: Second Edition

Date:

April 27, 2017
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Staff Attorney

OVERVIEW: *House Bill 799 would clarify and amend the laws related to the billing of water, electricity, and natural gas utilities by lessors.*

BILL ANALYSIS:

Billing of Water or Sewer Service pursuant to G.S. 62-110(g): Under current law, G.S. 62-110(g) allows the billing of water or sewer services by a lessor for contiguous units pursuant to a written rental agreement.

The bill would allow lessors of single family rental units that are not contiguous to pass through charges for water and sewer utility service to lessees. The provision would also direct the Utilities Commission (Commission) to develop an application that lessors must complete and will allow lessors to submit one application for the authority to charge for water and sewer service for multiple lessees with a single Commission approval.

Billing of Electric Service pursuant to G.S. 62-110(h): Under current law, G.S. 62-110(h) allows the billing of electric service by a lessor pursuant to a written rental agreement.

The bill would clarify that the electric service may be to a single-family dwelling, residential building, or multiunit apartment complex and may be allocated when the lessor has a separate lease for each bedroom in the unit. The bill would also allow lessors to submit one application for the authority to charge for electric service for multiple lessees with a single Commission approval.

Billing of Natural Gas Service pursuant to G.S. 62-110(i): The bill would create a new section, G.S. 62-110(i), to allow the billing of natural gas service by a lessor that models the authority to bill for water and sewer service and electric service in the preceding sections pursuant to a written rental agreement.

The bill would allow the lessor to divide the natural gas service bill among all lessees in each unit and send one bill to each lessee and requires the disclosure of certain information on the bill to the lessee. The bill would also direct the Commission to develop an application that lessors must complete, and will allow lessors to submit one application for the authority to charge for natural gas service for multiple lessees with a single Commission approval.

EFFECTIVE DATE: This act would become effective October 1, 2017.

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Director



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Legislative Analysis
Division
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