



HOUSE BILL 799: Utility Billing by Lessors.

2017-2018 General Assembly

Committee:	Senate Rules and Operations of the Senate	Date:	June 27, 2017
Introduced by:	Rep. Bradford	Prepared by:	Layla Cummings
Analysis of:	Third Edition		Staff Attorney

OVERVIEW: *House Bill 799 would clarify and amend the laws regarding the billing of water, electricity, and natural gas utilities services 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 makes clarifying changes to G.S. 62-110(g) to conform terms in this section to the sections regarding the billing of electric and natural gas services.

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 approval by the Utilities Commission.

Billing of Natural Gas Service pursuant to G.S. 62-110(i): The bill would create a new subsection, G.S. 62-110(i), to allow the billing of natural gas service by a lessor, similar to 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 multiple lessees in one dwelling. The bill requires the disclosure of certain information on the bill to the lessee and requires the lessor to maintain records for 36 months. The bill would also direct the Utilities 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 approval by the Utilities Commission.

EFFECTIVE DATE: This act would become effective when it becomes law.

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