

## Session 117 - (2007-2008)

### H 4336 General Bill, By Jefferson, Breeland, Harvin, Clyburn, Haskins and Hosey

#### Summary: Home Lemon Law

A BILL TO AMEND THE CODE OF LAWS OF SOUTH CAROLINA, 1976, TO ENACT THE "SOUTH CAROLINA HOME LEMON LAW" SO AS TO ADD CHAPTER 18 TO TITLE 37 TO ESTABLISH REMEDIES FOR HOME WARRANTY DEFECTS, INCLUDING REPAIR, HOME REPLACEMENT, OR REFUND OF HOME PURCHASE PRICE, TO ESTABLISH PROCEDURES FOR PURSUING SUCH REMEDIES, TO REQUIRE THE DEPARTMENT OF CONSUMER AFFAIRS TO CONDUCT CONTESTED CASE HEARINGS ON ANY DEFECT ISSUES NOT RESOLVED BY THE PARTIES, TO PROVIDE AFFIRMATIVE DEFENSES, TO REQUIRE A HOMEOWNER TO EXHAUST THESE REMEDIES BEFORE BRINGING A CIVIL ACTION, TO REQUIRE WARRANTIES AND DISCLOSURE OF REPLACEMENT OR REFUND OF THE HOME, TO REQUIRE THE DEPARTMENT TO ESTABLISH A TOLL-FREE NUMBER TO PROVIDE INFORMATION CONCERNING REMEDIES UNDER THIS CHAPTER, AND TO REQUIRE THE DEPARTMENT TO PUBLISH AN ANNUAL REPORT IDENTIFYING HOMES REQUIRED TO BE REPLACED OR REFUNDED, AND TO AUTHORIZE ADMINISTRATIVE PENALTIES FOR VIOLATIONS OF THE CHAPTER; AND TO REPEAL ARTICLE 5, CHAPTER 59, TITLE 40 RELATING TO THE SOUTH CAROLINA NOTICE AND OPPORTUNITY TO CURE CONSTRUCTION DWELLING DEFECTS ACT.

12/05/07 House Prefiled

12/05/07 House Referred to Committee on Labor, Commerce and Industry

01/08/08 House Introduced and read first time HJ-36

01/08/08 House Referred to Committee on Labor, Commerce and Industry HJ-37