

MAINE STATE LEGISLATURE

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MINORITY
AGRICULTURE, CONSERVATION AND FORESTRY

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STATE OF MAINE
HOUSE OF REPRESENTATIVES
118TH LEGISLATURE
FIRST SPECIAL SESSION

COMMITTEE AMENDMENT "A" to H.P. 1046, L.D. 1463, Bill, "An Act to Regulate Camp Lot Leases"

Amend the bill in section 1 in that part designated "§2001." in subsection 1 in the 3rd line (page 1, line 16 in L.D.) by inserting after the following: "occupied" the following: 'by a lessee' and in the last line (page 1, line 18 in L.D.) by inserting after the following: "activities" the following: 'and upon which residences are owned or mortgaged by the lessee'

Further amend the bill in section 1 in that part designated "§2001." in subsection 2 in the last line (page 1, line 25 in L.D.) by inserting after the following: "of the" the following: 'camp lot'

Further amend the bill in section 1 in that part designated "§2001." in subsection 3 in the first 2 lines (page 1, lines 27 and 28 in L.D.) by striking out the following: "land or an interest in land" and inserting in its place the following: 'a camp lot'

Further amend the bill in section 1 in that part designated "§2001." in subsection 4 in the first line (page 1, line 35 in L.D.) by striking out the following: "land" and inserting in its place the following: 'a camp lot'

Further amend the bill in section 1 in that part designated "§2001." in subsection 5 in the first line (page 1, line 39 in L.D.) by striking out the following: "land" and inserting in its place the following: 'a camp lot'

COMMITTEE AMENDMENT

Further amend the bill in section 1 in that part designated
 2 "§2003." in the first paragraph in the last line (page 2, line 3
 4 in L.D.) by inserting after the following: "years." the
 6 following: 'A camp lot lease provision that terminates the lease
 upon enactment of legislation relating to leases is void and has
 no effect.'

Further amend the bill in section 1 in that part designated
 8 "§2005." in the first paragraph in the 4th line (page 2, line 34
 10 in L.D.) by striking out the following: "in the unorganized
 territory"

Further amend the bill in section 1 in that part designated
 14 "§2006." in subsection 1 in the first line (page 2, line 39 in
 16 L.D.) by striking out the following: "1. First option."

Further amend the bill in section 1 in that part designated
 18 "§2006." by striking out all of subsection 2.

Further amend the bill in section 1 by inserting after that
 20 part designated "§2006." the following:

22 '§2007. Compensation to lessee

24
 26 When a camp lot lease is terminated by the lessor, the
 lessor must compensate the lessee for all buildings on the camp
 lot owned by the lessee and all improvements to the camp lot made
 28 by the lessee at fair market value for those buildings and
 improvements.'

30
 32 Further amend the bill by inserting at the end before the
 summary the following:

34
 36 **FISCAL NOTE**

38 This bill may increase the number of civil suits filed in
 the court system. The additional workload and administrative
 40 costs associated with the minimal number of new cases filed can
 be absorbed within the budgeted resources of the Judicial
 Department. The collection of additional filing fees may also
 42 increase General Fund revenue by minor amounts.'

44
 46 **SUMMARY**

48 This amendment is the minority report of the Joint Standing
 Committee on Agriculture, Conservation and Forestry. This
 amendment amends the definition of camp lot to include only those
 50 lease lots where the lessee owns or is the mortgagee for the

COMMITTEE AMENDMENT "A" to H.P. 1046, L.D. 1463

2 buildings on the lot. It removes the provision in the original
bill that required a lease to contain a provision permitting
4 purchase of the lot. This amendment prohibits a lease provision
that terminates the lease upon enactment of legislation relating
6 to leases. This amendment also requires a lessor who terminates
a lease to compensate a lessee for improvements to the lot. The
amendment also adds a fiscal note to the bill.