

MAINE STATE LEGISLATURE

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ACTS AND RESOLVES

AS PASSED BY THE

One Hundred and Fifth Legislature

OF THE

STATE OF MAINE

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PUBLIC LAWS
OF THE
STATE OF MAINE

AS PASSED BY THE
One Hundred and Fourth Legislature

AT THE
SPECIAL SESSION

January 6, 1970
to
February 7, 1970

person, regardless of age, and for a change of his or her name. Jurisdiction to grant such adoption and change of name shall be in the county where the person to be adopted lives or the county where the petitioner resides or the petitioners reside or in the county in which the placing agency to which the person to be adopted was duly surrendered and released is located. The consent of the natural parents shall not be required for the adoption of any person 20 years of age, or over.

Emergency clause. In view of the emergency cited in the preamble, this Act shall take effect when approved.

Effective January 27, 1970

Chapter 540

AN ACT Relating to Leases of Buildings.

Emergency preamble. Whereas, Acts of the Legislature do not become effective until 90 days after adjournment unless enacted as emergencies; and

Whereas, it is critically important for the development of the State of Maine to attract investments in real estate and improvements on real estate; and

Whereas, the present provisions of section 6010 of Title 14 of the Revised Statutes constitute an impediment to normal real estate lease and financing transactions; and

Whereas, the following legislation is vitally necessary in order to promote the economy of the State of Maine; and

Whereas, in the judgment of the Legislature, these facts create an emergency within the meaning of the Constitution of Maine and require the following legislation as immediately necessary for the preservation of the public peace, health and safety; now, therefore,

Be it enacted by the People of the State of Maine, as follows:

R. S., T. 14, § 6010, amended. Section 6010 of Title 14 of the Revised Statutes is amended to read as follows:

§ 6010. Sums due for rent and damages

Sums due for rent on leases under seal or otherwise and claims for damages to premises rented may be recovered in an action, specifying the items and amount claimed, but no action shall be maintained for any sum or sums claimed to be due for rental or for any claim for damages for the breach of any of the conditions claimed to be broken on the part of the lessee, his legal representatives, assigns or tenant, contained in a lease or written agreement to hire or occupy any building, buildings or part of a building, during a period when such building, buildings or part of a building, which the

lessee, his assigns, legal representatives or tenant may occupy or have a right to occupy, shall have been destroyed or damaged by fire or other unavoidable casualty so that the same shall be thereby rendered unfit for use or habitation ~~No~~; ~~provided that nothing herein shall render invalid or unenforceable an agreement contained in a lease of any building, buildings, or part of a building used primarily for other than residential purposes or in the case of any lease securing obligations guaranteed by the Maine Industrial Building Authority or the Maine Recreation Authority or in any written instrument shall be valid and binding upon the lessee, his legal representatives or assigns to pay the rental stipulated in said lease or agreement or any portion of such rental during a period when the building, buildings or part of a building described therein shall have been destroyed or damaged by fire or other unavoidable casualty so that the same shall be rendered unfit for use and or habitation, in whole or in part.~~

Emergency clause. In view of the emergency cited in the preamble, this Act shall take effect when approved.

Effective January 27, 1970

Chapter 541

AN ACT Relating to Sentences for Assault on Officers of, or Escape From, the Men's Correctional Center.

Emergency preamble. Whereas, Acts passed by the Legislature do not become effective until 90 days after adjournment unless enacted as emergencies; and

Whereas, under Title 34, section 807, as amended, persons committing offenses subject to prosecution under that section, which include escape from the Men's Correctional Center are required to complete, at least a portion of their original sentence before commencing in execution of the sentence for escape; and

Whereas, the Men's Correctional Center not being a maximum security facility is not the appropriate institution, in which to continue such inmates in execution of sentence; and

Whereas, it is vitally necessary in the interest of the protection of the public and of the staff, other inmates, and the orderly administration of the Men's Correctional Center, that inmates of the center who have assaulted officers, or escaped, or attempted to escape from the center, and have been convicted thereof, be immediately commenced in execution the sentence for such offense at the Maine State Prison; and

Whereas, in the judgment of the Legislature, these facts create an emergency within the meaning of the Constitution of Maine and require the following legislation as immediately necessary for the preservation of the public peace, health and safety; now, therefore,