

MAINE STATE LEGISLATURE

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LAWS
OF THE
STATE OF MAINE
AS PASSED BY THE

ONE HUNDRED AND TENTH LEGISLATURE

FIRST REGULAR SESSION
December 3, 1980 to June 19, 1981

AND AT THE

FIRST SPECIAL SESSION
August 3, 1981

**PUBLISHED BY THE DIRECTOR OF LEGISLATIVE RESEARCH IN
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PUBLIC LAWS
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them are individually and jointly liable to repay the indebtedness. This subsection may not be held to restrict the right of an insurer to require satisfactory evidence of insurability of any person requesting the insurance, nor to preclude those exclusions from eligibility for insurance under such a group policy as may be contained therein. Nothing in this subsection may prohibit insurance on the life of one debtor only, if desired by the debtor.

Sec. 3. 24-A MRSA § 2851, as enacted by PL 1969, c. 132, § 1, is repealed and the following enacted in its place:

§ 2851. Scope

All life insurance and all health insurance in connection with loans or other credit transactions shall be subject to this chapter, except such insurance in connection with a loan or other credit transaction of more than 15 years' duration of insurance issued in an isolated transaction on the part of the insurer not related to an agreement or a plan for insuring debtors of the creditor or in connection with real estate loans where the charge, if any, to the debtor is periodic and not financed.

Sec. 4. Effective date. Section 2 of this Act takes effect 91 days after the Legislature adjourns.

Effective September 18, 1981, unless otherwise indicated

CHAPTER 176

H. P. 558 — L. D. 633

AN ACT to Require Equitable Treatment of Electric Charges for Common Areas of Multi-unit Rental Dwellings.

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

14 MRSA § 6024 is enacted to read:

§ 6024. Electric metering in common areas

No landlord may lease or offer to lease a dwelling unit in a multi-unit residential building where the expense of furnishing electricity to the common areas is the sole responsibility of the tenant in that unit, unless both parties to the lease have agreed in writing that the tenant will pay for such costs in return for a stated reduction in rent or other specified fair consideration that approximates the actual cost of electricity to the common areas. "Common areas" include, but are not limited to, hallways, stairwells, basements, attics, storage areas or fuel

furnaces or water heaters used in common with other tenants. Except as provided in this section, a written or oral waiver of this requirement is against public policy and is void. Any person in violation of this section is liable to the lessee for actual damages or \$100, whichever is greater, and reasonable attorneys' fees and costs.

Effective September 18, 1981

CHAPTER 177

H. P. 667 — L. D. 771

AN ACT to Provide the Employment Security Commission Flexibility in Handling Administrative Appeals.

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

26 MRSA § 1194, sub-§ 2, 4th ¶, 2nd sentence, as last amended by PL 1979, c. 113, is further amended to read:

Subject to subsection 11, unless the claimant or any such interested party, within 15 calendar days after such notification was mailed to his last known address, files an appeal from such determination, such determination shall be final, **provided that the period within which an appeal may be filed may be extended, for a period not to exceed an additional 15 calendar days, for good cause shown.**

Effective September 18, 1981

CHAPTER 178

S. P. 300 — L. D. 844

AN ACT Concerning Health Insurance Plans under the State Retirement System.

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

5 MRSA § 285, sub-§ 1, as last amended by PL 1973, c. 625, § 19, is further amended to read:

1. **Eligibility.** Each appointed or elective officer or employee of the State of Maine who is eligible for membership in the Maine State Retirement System or the State Police Retirement System or a member of the judiciary or an employee