

SENATE No. 1410

The Commonwealth of Massachusetts

SENATE, April 27, 1976.

The committee on Urban Affairs, to whom was referred the petition (accompanied by resolve, Senate, No. 471) of Joseph F. Timilty that provision be made to establish a special commission (including members of the General Court) to study the rent-withholding statute; the petition (accompanied by bill, Senate, No. 1231) of Joseph F. Timilty and members of the House of Representatives for legislation to require mortgagees to make repairs under certain circumstances; the petition (accompanied by bill, Senate, No. 1234) of Joseph F. Timilty and members of the House of Representatives for legislation to further provide for the enforcement of the state sanitary code; the petition (accompanied by bill, House, No. 1467) of Angelo M. Scaccia for legislation to clarify rent withholding procedures; the petition (accompanied by bill, House, No. 3339) of A. Joseph Ross and John A. Businger relative to clarifying the rent withholding laws; and the petition (accompanied by bill, House, No. 3340) of John A. Businger for legislation to provide for receivers of residential dwelling units; reports the accompanying resolve (Senate, No. 1410).

For the Committee,

JOSEPH F. TIMILTY

The Commonwealth of Massachusetts

In the Year One Thousand Nine Hundred and Seventy-Six.

RESOLVE PROVIDING FOR AN INVESTIGATION AND STUDY BY A SPECIAL COMMISSION RELATIVE TO THE PRESENT STATUTES OF THE COMMONWEALTH PERTAINING TO THE REGULATION OF RESIDENTIAL RENTAL DWELLING UNITS.

1 *Resolved*, That a special commission, to consist of two mem-
2 bers of the senate, three members of the house of representa-
3 tives, and six persons to be appointed by the Governor, one
4 who is a housing court justice or his designee, one who is a
5 justice of a district court or his designee, two of whom shall
6 represent residential rental property owners or managers and
7 two of whom shall represent tenants of residential rental
8 property, is hereby established for the purpose of making an
9 investigation and study of the effectiveness and impact of
10 rent withholding and receivership practices and procedures
11 and of the feasibility of requiring residential rental property
12 owners to contribute to a fund to be available to correct code
13 violations which materially endanger the health or safety of
14 tenants and of the feasibility to require mortgagees to correct
15 code violations. Said commission, subject to appropriation
16 may hire research and clerical employees.