

First Regular Session
Sixty-sixth General Assembly
STATE OF COLORADO

INTRODUCED

LLS NO. 07-0451.01 Thomas Morris

HOUSE BILL 07-1156

HOUSE SPONSORSHIP

Looper, Lambert, Curry, Gardner C., Kerr J., Liston, McFadyen, Rose, and Sonnenberg

SENATE SPONSORSHIP

Gordon, and Schultheis

House Committees

Business Affairs and Labor

Senate Committees

A BILL FOR AN ACT

101 CONCERNING THE DISCLOSURE OF WATER SOURCES IN CONNECTION
102 WITH THE SALE OF RESIDENTIAL REAL PROPERTY.

Bill Summary

(Note: This summary applies to this bill as introduced and does not necessarily reflect any amendments that may be subsequently adopted.)

Requires every contract for the purchase and sale of all residential real property to disclose the source of water for the property. If the source is a well, requires the disclosure to include a copy of the well permit.

1 *Be it enacted by the General Assembly of the State of Colorado:*

Shading denotes HOUSE amendment. Double underlining denotes SENATE amendment.
Capital letters indicate new material to be added to existing statute.
Dashes through the words indicate deletions from existing statute.

1 FROM AN ALLEGED INADEQUACY OF THE PROPERTY'S SOURCE OF WATER.
2 NOTHING IN THIS SECTION SHALL AFFECT ANY REMEDY THAT THE
3 PURCHASER MAY OTHERWISE HAVE AGAINST THE SELLER.

4 **SECTION 2. Applicability.** This act shall apply to contracts for
5 the purchase and sale of residential real estate occurring on or after the
6 effective date of this act.

7 **SECTION 3. Safety clause.** The general assembly hereby finds,
8 determines, and declares that this act is necessary for the immediate
9 preservation of the public peace, health, and safety.