

Department of Planning and Budget 2017 Fiscal Impact Statement

1. Bill Number: SB959

House of Origin Introduced Substitute Engrossed
Second House In Committee Substitute Enrolled

2. Patron: Spruill

3. Committee: General Laws and Technology

4. Title: Virginia Residential Landlord and Tenant Act; landlord to inspect vacated dwelling for abandoned animals.

5. Summary: This bill requires a landlord who knew or should have known that a dwelling unit has been vacated to inspect such dwelling unit for the presence of any abandoned animals. If an abandoned animal is discovered, the landlord is required to notify an animal control officer or law enforcement of the presence and condition of the animal but shall not be considered the owner or custodian of the animal. The bill also provides for a civil penalty of \$500 for failing to comply with the inspection and notification provisions with the proceeds deposited into the Literary Fund.

6. Budget Amendment Necessary: No.

7. Fiscal Impact Estimates: Preliminary.

8. Fiscal Implications: It is anticipated that this bill will not result in a fiscal impact to the Department of Housing and Community Development. The department has no oversight or administrative obligations regarding the Virginia Residential Landlord and Tenant Act. The department does update and publish on its website the Landlord Tenant Handbook. Any legislative changes made to the Act will be updated, but the department can do so using current resources.

The bill establishes a civil penalty of \$500, to be deposited to the state Literary Fund, for failing to comply with the provisions of the section. The anticipated revenue is indeterminate as the number of violators cannot be estimated.

9. Specific Agency or Political Subdivisions Affected: Department of Housing and Community Development; local courts.

10. Technical Amendment Necessary: No.

11. Other Comments: None.