

## Session 106 - (1985-1986)

**H\*2119 (Rat #0355, Act #0336 of 1986) General Bill, By Washington, W.S. Anderson, L. Blanding, J. Faber, T. Ferguson, H.H. Keyserling, D.E. Martin, H.L. Mitchell, A.V. Rawl, T.F. Rogers, Sheheen, J.H. Toal, J.M. White, D. Williams and R.R. Woods**

### **Similar (S 0482)**

A Bill to provide for the South Carolina Residential Landlord and Tenant Act which regulates the renting and leasing of certain dwelling units located within this State and which includes provisions to establish jurisdiction and the method of obtaining jurisdiction over the parties involved, to make certain definitions, to impose an obligation of good faith in the performance and enforcement of duties and obligations, to prohibit unconscionability, to provide for the terms and conditions of rental agreements and the effect of unsigned or undelivered rental agreements, to prohibit certain provisions in rental agreements, to provide for landlord obligations, liability and remedies, to provide for tenant obligations, liability and remedies, to provide for manner of termination of tenancies and holdover remedies, to prohibit retaliatory conduct, to provide that Chapter 35, Title 27, Code of Laws of South Carolina, 1976, relating to creation, establishment and termination of leasehold estates, Chapter 37, Title 27, relating to ejectment of tenants, and Article 3, Chapter 39, Title 27, relating to collection of rent by distraint shall not be applicable to the leasing or renting of any real property otherwise governed under the provisions of this Act, and to amend the Code by adding Section 27-37-160 so as to establish certain procedures to be followed by constables or deputy sheriffs when executing writs of ejectment.

01/10/85	House	Introduced and read first time HJ-248
01/10/85	House	Referred to Committee on Labor, Commerce and Industry HJ-248
04/24/85	House	Committee report: Favorable with amendment Labor, Commerce and Industry HJ-2644
04/30/85	House	Objection by Rep. P. Bradley, Rigdon, Brett, Aydlette, Davenport, Day, HJ-2749
04/30/85	House	Objection by Rep. Pearce & Barfield HJ-2749
05/22/85	House	Special order, set for following consideration of H 2266 (Under H-2955) HJ-3359
05/23/85	House	Objection withdrawn by Rep. Barfield HJ-3475
05/28/85	House	Objection withdrawn by Rep. Brett HJ-3549
05/28/85	House	Amended HJ-3554
05/28/85	House	Read second time HJ-3588
05/29/85	House	Objection withdrawn by Rep. Rigdon HJ-3625
05/29/85	House	Read third time and sent to Senate
05/30/85	Senate	Introduced and read first time SJ-2377
05/30/85	Senate	Referred to Committee on Judiciary SJ-2377
05/30/85	Senate	Committee report: Favorable Judiciary SJ-2400
06/04/85	Senate	Special order SJ-2779
02/05/86	Senate	Amended SJ-458
02/05/86	Senate	Read second time SJ-465
02/05/86	Senate	Ordered to third reading with notice of amendments SJ-465
02/06/86	Senate	Read third time SJ-510
02/06/86	Senate	Returned SJ-510
02/19/86	House	Concurred in Senate amendment and enrolled HJ-870
03/04/86		Ratified R 355
03/10/86		Signed By Governor
03/10/86		Effective date 07/08/86
03/10/86		Act No. 336
03/10/86		Act takes effect 120 days after approval
03/20/86		Copies available