



SPONSOR: Rep. Atkins & Rep. Longhurst

HOUSE OF REPRESENTATIVES
145th GENERAL ASSEMBLY

HOUSE BILL NO. 105

AN ACT TO AMEND TITLE 25 OF THE DELAWARE CODE RELATING TO MANUFACTURED HOUSING IN THE STATE OF DELAWARE.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF DELAWARE:

1 Section 1. Amend Title 25 of the Delaware Code by adding the following new section 7028 thereto which shall
2 read as follows:

3 “§ 7028. Tree Maintenance in a Manufactured Home Community.

4 (a) The owner/landlord shall be responsible for the maintenance, care, and removal, if necessary, of all trees in the
5 common area of a manufactured home community;

6 (b) If a tree was existing on a manufactured home lot prior to the manufactured home being sited on the lot, then
7 the owner/landlord shall be responsible for maintenance, care, and removal of such tree;

8 (c) If a tenant planted a tree on the manufactured home lot, then such tenant shall be responsible for maintenance,
9 care, and removal of such tree; and

10 (d) Prior to entering into any agreement, the owner/landlord shall disclose to any and all prospective tenants any
11 and all obligations that such tenant will have in relation to maintenance, care, and removal of all trees on the
12 manufactured home lot.”.

SYNOPSIS

This bill establishes and clarifies obligations to maintain, care for, and remove trees of the owner/landlord of a manufactured home community and tenants of such community.