

COUNCIL OF THE DISTRICT OF COLUMBIA


NOTICE

D. C. LAW 3-26

"Offer to Purchase Act of 1979"

Pursuant to Section 412 of the District of Columbia Self-Government and Governmental Reorganization Act, P. L. 93-198, "the Act", the Council of the District of Columbia adopted Bill No. 3-48, on first, and second readings, June 19, 1979 and July 3, 1979 respectively. Following the signature of the Mayor on August 1, 1979, this legislation was assigned Act No. 3-75, published in the August 10, 1979, edition of the D.C. Register, (Vol. 26 page 664) and transmitted to Congress on August 7, 1979 for a 30-day review, in accordance with Section 602 (c)(1) of the Act.

The Council of the District of Columbia hereby gives notice that the 30-day Congressional Review Period has expired, and, therefore, cites the following legislation as D.C. Law 3-26, effective October 18, 1979.


ARRINGTON DIXON
Chairman of the Council

Dates Counted During the 30-day Congressional Review Period:

September	5, 6, 7, 10, 11, 12, 13, 14, 17, 18, 19, 20, 21, 24, 25, 26, 27, 28
October	1, 2, 3, 4, 5, 9, 10, 11, 12, 15, 16, 17

D.C. LAW 3-26

EFFECTIVE DATE OCT 18 1979

AN ACT

D.C. ACT 3-75

IN THE COUNCIL OF THE DISTRICT OF COLUMBIA

AUG 01 1979

To clarify the right of tenants to purchase their homes and to extend the period of required offer in cases of the sale of multi-unit housing, and for other purposes.

BE IT ENACTED BY THE COUNCIL OF THE DISTRICT OF COLUMBIA,

That this act may be cited as the "Offer to Purchase Act of 1979".

Sec. 2. The Rental Housing Act of 1977, effective March 16, 1978 (D.C. Law 2-54), is amended as follows:

(a) Section 601 is amended as follows:

(1) Section 601(b) is amended by adding at the end thereof the following new sentence:

"This fifteen (15) day period begins after expiration of the forty-five (45) day period, provided by subsection (a), regardless of when the landlord may receive the offer. Notice to the tenant must include a copy of the contract or written offer."

(2) Section 601 is amended by adding a new subsection (d) to read as follows:

"(d) A landlord shall not require the tenant to pay an earnest-money deposit of more than five percent (5%) of the sales price. Earnest-money deposits pursuant to this subsection shall be refundable in the event of any good-faith failure of the prospective buyer to perform under the contract. A landlord may require no less than sixty (60) days for settlement after the effective date of the purchase contract.".

(b) Section 602(a) is amended as follows:

(1) by deleting therefrom the phrase "forty-five (45)" wherever it appears and inserting in lieu thereof the phrase "ninety (90)"; and

(2)(A) by deleting the phrase "; or" at the end thereof and inserting in lieu thereof a period; and

(B) by adding after the newly inserted period the following new sentences:

"A landlord shall not require a tenant or tenants to pay an earnest-money deposit of more than five percent (5%) of the sales price. Earnest-money deposits pursuant to this subsection shall be refundable in the event of any good-faith failure of the organization to perform under the contract. A landlord may require no less than sixty (60) days for settlement after the effective date of the purchase contract; or".

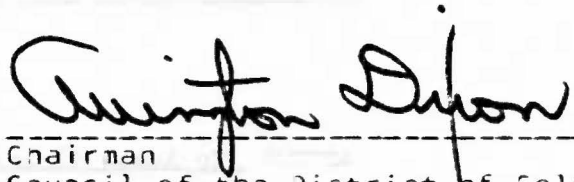
(c) Section 602(b) is amended as follows:

(1) by deleting in the last sentence the phrase "forty-five (45)" and inserting in lieu thereof the phrase "ninety (90)"; and

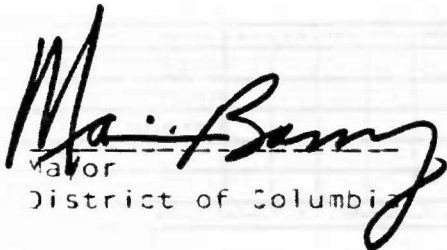
(2) by adding at the end thereof the following new sentences:

"A landlord shall not require the organization to pay an earnest-money deposit of more than five percent (5%) of the sales price. Earnest-money deposits pursuant to this subsection shall be refundable in the event of any good-faith failure of the organization to perform under the contract. A landlord may require no less than sixty (60) days for settlement after the effective date of the purchase contract.".

Sec. 3. This act shall take effect as provided for acts of the Council of the District of Columbia in section 602(c)(1) of the District of Columbia Self-Government and Governmental Reorganization Act.



Chairman
Council of the District of Columbia



Mayor
District of Columbia

APPROVED: August 1, 1979

COUNCIL OF THE DISTRICT OF COLUMBIA

RECORD OF OFFICIAL COUNCIL ACTION

DOCKET NO: Bill 3-48

ACTION: To Adopt (6-19-79)

☒ VOICE VOTE: Unanimous

Absent: All Present

☐ ROLL CALL VOTE:

COUNCIL MEMBER	AYE	NAY	N.V.	A.B.	COUNCIL MEMBER	AYE	NAY	N.V.	A.B.	COUNCIL MEMBER	AYE	NAY	N.V.	A.B.
DIXON					KANE					SHACKLETON				
WINTER					MASON					SPAULDING				
CLARKE					MOORE					WILSON				
HARDY					RAY									
JARVIS					ROLARK									

X—Indicates Vote A. B.—Absent N. V.—Not Voting

CERTIFICATION OF RECORD

Robert L. Robinson
Secretary to the Council

ACTION: To Adopt (7-3-79)

☒ VOICE VOTE: Unanimous

Absent: Hardy

☐ ROLL CALL VOTE:

COUNCIL MEMBER	AYE	NAY	N.V.	A.B.	COUNCIL MEMBER	AYE	NAY	N.V.	A.B.	COUNCIL MEMBER	AYE	NAY	N.V.	A.B.
DIXON					KANE					SHACKLETON				
WINTER					MASON					SPAULDING				
CLARKE					MOORE					WILSON				
HARDY					RAY									
JARVIS					ROLARK									

X—Indicates Vote A. B.—Absent N. V.—Not Voting

CERTIFICATION OF RECORD

Robert L. Robinson
Secretary to the Council

ACTION: _____

☐ VOICE VOTE: _____

Absent: _____

☐ ROLL CALL VOTE:

COUNCIL MEMBER	AYE	NAY	N.V.	A.B.	COUNCIL MEMBER	AYE	NAY	N.V.	A.B.	COUNCIL MEMBER	AYE	NAY	N.V.	A.B.
DIXON					KANE					SHACKLETON				
WINTER					MASON					SPAULDING				
CLARKE					MOORE					WILSON				
HARDY					RAY									
JARVIS					ROLARK									

X—Indicates Vote A. B.—Absent N. V.—Not Voting

CERTIFICATION OF RECORD

Secretary to the Council