

Amend HB 3871 (house committee report) as follows:

(1) On page 2, line 7, between "may file a lien" and "on the property", insert "in the manner prescribed by this section".

(2) On page 2, line 10, strike "amount of the fine." and substitute the following:

total amount of all outstanding substandard residential building fines issued for the property.

(e) Before a municipality may file a lien on property under this section, the municipality shall provide written notice to the owner of the property. The municipality must provide the notice not earlier than the 30th day after the date the total amount of outstanding substandard residential building fines issued for the property first equals or exceeds \$2,500. The municipality must provide the notice in person or by mail or, if personal service cannot be obtained and the address of the owner of the property is not known, by posting a copy of the notice conspicuously at the property. The notice must state:

(1) the total amount of unpaid substandard residential building fines issued for the property;

(2) that the municipality will not file the lien before the 31st day after the date the notice is provided under this subsection; and

(3) that the property owner is entitled to submit a written request for a hearing before the 31st day after the date the notice is provided under this subsection.

(f) A hearing requested under Subsection (e) may be conducted by the governing body of the municipality or by a board, commission, or municipal officer designated by the governing body. At the end of the hearing, the entity or officer that conducted the hearing shall authorize the municipality to file the lien or determine that the municipality may not file the lien. The municipality may not file the lien if the entity or officer determines that the municipality may not file the lien. If a property owner does not request a hearing, the municipality may file the lien on or after the 31st day after the date the municipality provides the notice as required by Subsection (e).

(g)

(3) On page 2, lines 16 to 18, strike "The lien is extinguished if the property owner or another person having an interest in the legal title to the property pays the fine." and substitute the following:

(h) The lien is extinguished if the property owner or another person pays the fine.