

# SENATE BILL REPORT

## SB 5453

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As of February 25, 2003

**Title:** An act relating to seller disclosure of the presence of uncertified wood stoves or uncertified fireplace inserts.

**Brief Description:** Requiring seller disclosure of the presence of uncertified wood stoves or uncertified fireplace inserts.

**Sponsors:** Senators Oke, Prentice, Fairley and Winsley.

**Brief History:**

**Committee Activity:** Financial Services, Insurance & Housing: 2/27/03.

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### SENATE COMMITTEE ON FINANCIAL SERVICES, INSURANCE & HOUSING

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**Staff:** Elizabeth Mitchell (786-7430)

**Background:** Sellers of residential real property must provide buyers with a seller's disclosure statement, with limited exceptions.

Department of Ecology rules define a wood stove as "certified" if it meets required emission performance standards when tested by an accredited independent laboratory and is labeled as required.

Local air pollution control authority boards may designate air contaminant sources, and may require registration by persons who operate these air contaminant sources. Boards may require that registration be accompanied by a fee to compensate for the costs of administering the registration program.

**Summary of Bill:** The residential real property seller's disclosure statement form is amended to include questions about uncertified wood stoves or fireplace inserts. When a seller of residential real property provides this disclosure, the seller must respond to questions about whether the property has an uncertified wood stove or fireplace insert, whether the wood stove or fireplace insert is subject to a registration or fee program, whether the wood stove or fireplace insert is currently registered, and whether applicable fees have been paid.

**Appropriation:** None.

**Fiscal Note:** Not requested.

**Effective Date:** Ninety days after adjournment of session in which bill is passed.