



## 93RD GENERAL ASSEMBLY

### State of Illinois

### 2003 and 2004

Introduced 2/6/2004, by M. Maggie Crotty

#### SYNOPSIS AS INTRODUCED:

765 ILCS 745/6

from Ch. 80, par. 206

Amends the Mobile Home Landlord and Tenant Rights Act. Makes technical changes in a Section concerning the obligation of a mobile home park owner to offer a written lease.

LRB093 21037 DRJ 47054 b

1 AN ACT concerning housing.

2 **Be it enacted by the People of the State of Illinois,**  
3 **represented in the General Assembly:**

4 Section 5. The Mobile Home Landlord and Tenant Rights Act  
5 is amended by changing Section 6 as follows:

6 (765 ILCS 745/6) (from Ch. 80, par. 206)

7 Sec. 6. Obligation of Park Owner to Offer Written Lease. No  
8 person shall offer a mobile home or lot for rent or sale in a  
9 mobile home park without having first exhibited to the  
10 prospective tenant or purchaser a copy of the lease applicable  
11 to the respective mobile home park.

12 (a) The park owner shall be required to offer to each  
13 present and future tenant a written lease for a term of not  
14 less than 12 months, unless the parties agree to a different  
15 term subject to existing leases which shall be continued  
16 pursuant to their terms.

17 (b) Tenants in possession on the effective date of this Act  
18 shall have 30 days after receipt of the offer for a written  
19 lease within which to accept or reject such offer; during which  
20 period, the rent may not be increased or any other terms and  
21 conditions changed, except as permitted under this Act;  
22 providing that if the tenant has not so elected he shall vacate  
23 within the 30 day period.

24 (c) The park owner shall notify his or her tenants in  
25 writing not later than 30 days after the effective date of this  
26 Act, that a written lease shall be available to the tenant and  
27 that such lease is being offered in compliance with and will  
28 conform to the requirements of this Act.

29 (Source: P.A. 81-1509.)