

RIGHT TO REPAIR ACT

Senate Bill 50 (Wirth)

The Right to Repair Act establishes a clearly defined process for a new home purchaser to have their builder inspect, repair, replace, or otherwise resolve an observed construction defect before involving the legal system.

Right to Repair Legislation:

- Provides a tangible path for construction defect resolution for the purchaser.
- Establishes “bright lines” and clarity for the construction industry.
- Codifies a process to fix actual construction defects.
- Allows for true and accurate determination of construction defects based on nationally recognized standards for workmanship.
- Applies only to new single- and multifamily-home construction.
- Incentivizes inclusion of an alternative dispute resolution process.
- Creates industry-practical timelines, and time-sensitive obligations for builders.

Goals of Right to Repair Legislation:

1. Create an equitable framework for all parties to resolve construction defects, protect consumers and skilled tradespeople, and mitigate the issue escalating insurance costs.
2. Create fair and reasonable deadlines for builders to mitigate construction defects.
3. Eliminate “mass-action” lawsuits.
4. Require specific identification of construction defects and location.
5. Establish statutory enforcement of construction contracts or arbitration dispute requirements.