

SENATE No. 1842

The Commonwealth of Massachusetts

PRESENTED BY:

Eileen M. Donoghue

To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act requiring the disclosure of terms for solar panel installations.

PETITION OF:

NAME:

Eileen M. Donoghue

DISTRICT/ADDRESS:

First Middlesex

SENATE No. 1842

By Ms. Donoghue, a petition (accompanied by bill, Senate, No. 1842) of Eileen M. Donoghue for legislation to require the disclosure of terms for solar panel installations. Telecommunications, Utilities and Energy.

The Commonwealth of Massachusetts

**In the One Hundred and Ninetieth General Court
(2017-2018)**

An Act requiring the disclosure of terms for solar panel installations.

Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:

1 Section 11D of chapter 25A of the General Laws, as appearing in the 2014 Official
2 Edition, is hereby amended by inserting at the end thereof the following paragraph:-

3 The department shall require that any entity contracting to install solar equipment on a
4 residence in the commonwealth shall adequately disclose all financial terms and conditions and
5 receive written consent of such terms and conditions from the owner of the residence before
6 execution of the solar panel contract. The disclosure and consent, which will be promulgated by
7 the department in consultation with the attorney general, shall be in at least 10-point type and
8 include: (a) an explanation that the entity will place a fixture filing (also known as a UCC-1) on
9 the residence which may restrict the ability of an owner to transfer, modify or sell the residence,
10 refinance loans related to the residence, or collect insurance proceeds related to the residence, (b)
11 an itemization of the total price over the life of the contract, including interest, (c) an explanation

- 12 of potential tax ramifications, (d) a depreciation schedule, and (e) a right to cancel up to three
- 13 business days after purchase.