

By Senator Broxson

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1 A bill to be entitled
2 An act relating to home warranties; creating s.
3 634.346, F.S.; prohibiting home warranties from
4 excluding coverage solely because of the presence of
5 rust or corrosion, except under certain circumstances;
6 specifying coverage requirements, under certain
7 circumstances, for home warranties providing coverage
8 on heating, ventilation, and air conditioning systems;
9 providing an effective date.

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11 Be It Enacted by the Legislature of the State of Florida:

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13 Section 1. Section 634.346, Florida Statutes, is created to
14 read:

15 634.346 Home warranty coverage requirements.—Effective July
16 1, 2018, a home warranty sold in this state:

17 (1) May not exclude coverage solely because of the presence
18 of rust or corrosion unless the rust or corrosion was a
19 contributing cause of the mechanical breakdown or failure of a
20 covered appliance, unit, or system.

21 (2) Providing coverage on heating, ventilation, and air
22 conditioning systems must, for replacement of the condenser in
23 an air conditioning or heat pump split system, cover the
24 replacement or modification of any component of the heating,
25 ventilation, and air conditioning system necessary to maintain
26 the compatibility and operating efficiency requirements of the
27 condenser manufacturer.

28 Section 2. This act shall take effect upon becoming a law.