

HOUSE BILL 1241

State of Washington

52nd Legislature

1991 Regular Session

By Representatives Heavey, Cole, Jacobsen, Wang, Jones, R. Meyers, Appelwick, Fraser, Phillips and Cantwell.

Read first time January 23, 1991. Referred to Committee on Commerce & Labor.

1 AN ACT Relating to construction liens; and adding a new section to
2 chapter 60.04 RCW.

3 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF WASHINGTON:

4 NEW SECTION. **Sec. 1.** A new section is added to chapter 60.04 RCW
5 to read as follows:

6 The sum of the liens acquired under RCW 60.04.010 for labor,
7 materials, supplies, or equipment furnished for the alteration or
8 repair of a single family residence or garage shall not exceed the
9 amount that the owner or owner's agent agreed to pay to the prime
10 contractor or other person with whom the owner or owner's agent
11 directly contracted for the improvements, including any agreement for
12 payments under a contract modification. Liens for which notice is
13 required under RCW 60.04.020 shall be enforced against the property
14 affected only to the extent of the balance of the contract price earned
15 and unpaid at the time that notice is given, and any amounts

1 subsequently earned.