ASSEMBLY, No. 1555

STATE OF NEW JERSEY

220th LEGISLATURE

PRE-FILED FOR INTRODUCTION IN THE 2022 SESSION

Sponsored by:
Assemblyman PAUL D. MORTIARTY
District 4 (Camden and Gloucester)
Assemblyman DANIEL R. BENSON
District 14 (Mercer and Middlesex)
Assemblyman CLINTON CALABRESE
District 36 (Bergen and Passaic)

SYNOPSIS
Extends immunity relating to COVID-19 claims in planned real estate developments until December 31, 2022.

CURRENT VERSION OF TEXT
Introduced Pending Technical Review by Legislative Counsel.
AN ACT concerning immunity relating to COVID-19 claims in planned real estate developments.

BE IT ENACTED by the Senate and General Assembly of the State of New Jersey:

1. Section 2 of P.L.2021, c.142 is amended to read as follows:
2. This act shall take effect immediately and shall expire on the [first] last day of calendar year 2022.

2. This act shall take effect immediately.

STATEMENT

This bill would extend existing immunity from civil liability to a planned real estate development for damages arising from a COVID-19 exposure or transmission on the premises of a planned real estate development. Under P.L.2021, c.142, this immunity expires on the first day of calendar year 2022, but would be extended by this bill until the last day of calendar year 2022.

The immunity provided by P.L.2021, c.142, and extended by this bill, exists so long as the planned real estate development has prominently displayed a warning, as described in P.L.2021, c.142, at the entrance of any communal space. The immunity provided by P.L.2021, c.142, and extended by this bill, would not apply to acts or omissions constituting a crime, actual fraud, actual malice, gross negligence, recklessness, or willful misconduct.

EXPLANATION – Matter enclosed in bold-faced brackets [thus] in the above bill is not enacted and is intended to be omitted in the law.

Matter underlined thus is new matter.