

Chapter 319

(House Bill 771)

AN ACT concerning

**Lodging Establishments – Accessible Rooms for Individuals With Disabilities –
Bed Height**

FOR the purpose of requiring each accessible room in a lodging establishment to be furnished with a bed of a certain height ~~on or before a certain date~~, beginning on a certain date; requiring at least certain percentages of accessible rooms in a lodging establishment to be furnished with a bed of a certain height, beginning on certain dates; defining a certain term; and generally relating to lodging establishments.

BY repealing and reenacting, without amendments,
Article – Business Regulation
Section 15–201(a) and (c)
Annotated Code of Maryland
(2015 Replacement Volume and 2019 Supplement)

BY adding to
Article – Business Regulation
Section 15–208
Annotated Code of Maryland
(2015 Replacement Volume and 2019 Supplement)

SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND,
That the Laws of Maryland read as follows:

Article – Business Regulation

15–201.

(a) In this subtitle the following words have the meanings indicated.

(c) “Lodging establishment” means an inn, hotel, motel, or other establishment that has at least four rooms available for a fee to transient guests for lodging or sleeping purposes.

15–208.

(A) IN THIS SECTION, “ACCESSIBLE ROOM” MEANS A ROOM IN A LODGING ESTABLISHMENT THAT IS REQUIRED TO BE IN COMPLIANCE WITH THE TRANSIENT LODGING REQUIREMENTS OF THE AMERICANS WITH DISABILITIES ACT.

(B) ~~ON OR BEFORE APRIL 1, 2021~~ SUBJECT TO SUBSECTION (C) OF THIS SECTION, EACH ACCESSIBLE ROOM IN A LODGING ESTABLISHMENT SHALL BE FURNISHED WITH A BED THAT:

(1) MEASURES AT LEAST 20 INCHES BUT NOT MORE THAN 23 INCHES HIGH FROM THE FLOOR TO THE TOP OF THE MATTRESS, WHETHER OR NOT THE MATTRESS IS COMPRESSED; AND

(2) HAS AT LEAST A 7-INCH VERTICAL CLEARANCE UNDER THE BED FOR LIFT ACCESS.

(C) (1) BEGINNING DECEMBER 31, 2021, EACH LODGING ESTABLISHMENT SHALL FURNISH AT LEAST 25% OF THE LODGING ESTABLISHMENT'S ACCESSIBLE ROOMS WITH A BED THAT MEETS THE REQUIREMENTS OF SUBSECTION (B) OF THIS SECTION.

(2) BEGINNING DECEMBER 31, 2022, EACH LODGING ESTABLISHMENT SHALL FURNISH AT LEAST 50% OF THE LODGING ESTABLISHMENT'S ACCESSIBLE ROOMS WITH A BED THAT MEETS THE REQUIREMENTS OF SUBSECTION (B) OF THIS SECTION.

(3) BEGINNING DECEMBER 31, 2023, EACH LODGING ESTABLISHMENT SHALL FURNISH AT LEAST 75% OF THE LODGING ESTABLISHMENT'S ACCESSIBLE ROOMS WITH A BED THAT MEETS THE REQUIREMENTS OF SUBSECTION (B) OF THIS SECTION.

(4) BEGINNING DECEMBER 31, 2024, EACH ACCESSIBLE ROOM IN A LODGING ESTABLISHMENT SHALL BE FURNISHED WITH A BED THAT MEETS THE REQUIREMENTS OF SUBSECTION (B) OF THIS SECTION.

SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect October 1, 2020.

Enacted under Article II, § 17(c) of the Maryland Constitution, May 8, 2020.