

HB 680-FN - AS INTRODUCED

2025 SESSION

25-0564

06/08

HOUSE BILL

***680-FN***

AN ACT                   relative to standardizing homeowners associations' electricity billing for shared meter usage.

SPONSORS:           Rep. Manos, Rock. 12; Rep. Knab, Rock. 12; Rep. Cormen, Graf. 15; Sen. Altschiller, Dist 24

COMMITTEE:       Science, Technology and Energy

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ANALYSIS

This bill standardizes homeowners associations' electricity billing by ensuring that all residential units, including those with shared meters, are billed at the residential electricity rate and establishes a chargeback system for shared meter usage.

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Explanation:       Matter added to current law appears in ***bold italics***.  
                          Matter removed from current law appears ~~[in brackets and struck through]~~  
                          Matter which is either (a) all new or (b) repealed and reenacted appears in regular type.

## STATE OF NEW HAMPSHIRE

*In the Year of Our Lord Two Thousand Twenty Five*

AN ACT                   relative to standardizing homeowners associations' electricity billing for shared meter usage.

*Be it Enacted by the Senate and House of Representatives in General Court convened:*

1           1 Schedules. Amend RSA 378:1 to read as follows:

2           378:1 Schedules. Every public utility shall file with the public utilities commission, and shall  
3 print and keep open to public inspection, schedules showing the rates, fares, charges and prices for  
4 any service rendered or to be rendered in accordance with the rules adopted by the commission  
5 pursuant to RSA 541-A; provided, however, that public utilities which serve as seasonal tourist  
6 attractions only, as determined in accordance with rules adopted by the commission pursuant to  
7 RSA 541-A, shall be exempt from the provisions of this chapter. ***The commission shall ensure***  
8 ***that all homeowners associations are billed at the residential electricity rate for all***  
9 ***residential units, including those with shared meters.***

10          2 Fixing of Rates by Commission. Amend RSA 378:7 to read as follows:

11          378:7 Fixing of Rates by Commission. Whenever the commission shall be of opinion, after a  
12 hearing had upon its own motion or on motion of the department of energy or upon complaint, that  
13 the rates, fares or charges demanded or collected, or proposed to be demanded or collected, by any  
14 public utility for service rendered or to be rendered are unjust or unreasonable, or that the  
15 regulations or practices of such public utility affecting such rates are unjust or unreasonable, or in  
16 any wise in violation of any provision of law, or that the maximum rates, fares or charges chargeable  
17 by any such public utility are insufficient, the commission shall determine the just and reasonable or  
18 lawful rates, fares and charges to be thereafter observed and in force as the maximum to be charged  
19 for the service to be performed, and shall fix the same by order to be served upon all public utilities  
20 by which such rates, fares and charges are thereafter to be observed. The commission shall be under  
21 no obligation to investigate or hear any rate matter which it has investigated within a period of 2  
22 years, but may do so within said period at its discretion. ***When fixing rates for electricity, the***  
23 ***commission shall classify residential units in homeowners associations as residential***  
24 ***customers and ensure that billing for all residential units is at residential rates, even if the***  
25 ***homeowners association is the customer and even if shared meters are used.***

26          3 New Section; Submetering. Amend RSA 378 by inserting after section 26 the following new  
27 section:

28          378:26-a Homeowners Association Submetering. The cost for shared residential meter usage,  
29 including septic system and well pump usage, shall be charged back only to the residential units that

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- 1 share each meter. The chargeback shall be divided among these unit, ensuring that the cost is
- 2 equally split according to the number of units sharing the meter.
- 3 4 Effective Date. This act shall take effect 60 days after its passage.

**HB 680-FN- FISCAL NOTE**  
**AS INTRODUCED**

AN ACT                      relative to standardizing homeowners associations' electricity billing for shared meter usage.

**FISCAL IMPACT:**

The Office of Legislative Budget Assistant states this bill has no fiscal impact on state, county and local expenditures or revenue.

**AGENCIES CONTACTED:**

Public Utilities Commission