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To: Senate Federal and State Affairs Committee
From: Mark Tomb, VP of Governmental Affairs
Date: 2/7/2024

Re: Written Testimony in Opposition to SB 446

On behalf of the Kansas Association of REALTORS® (KAR), thank you for the opportunity to provide written testimony in opposition to SB 446, which would prohibit foreign ownership interests in real property unless authorized by a newly created State Land Council. At the heart of this issue are legitimate national security concerns. While those concerns would seemingly be better addressed by the federal government, KAR understands and appreciates that the lack of federal action in this area has increased the pressure for state policymakers to act.

Unfortunately, this legislation is quite broad and imposes unnecessary restrictions on commerce. KAR recommends that legislation dealing with foreign ownership of land be focused on actual national security concerns posed by truly adversarial nations. Under this legislation, the creation of a State Land Council to approve transactions from even our most trusted allies goes well beyond national security concerns and is simply the government telling an owner to whom they can sell their property.

KAR represents over 11,000 members involved in residential, commercial, and agricultural real estate and has advocated on behalf of the state's property owners for over 100 years. REALTORS® serve an important role in the state's economy and are dedicated to working with our elected officials to create better communities by supporting economic development, a high quality of life and providing affordable housing opportunities while protecting the rights of private property owners.

Thank you for the opportunity to provide written testimony in opposition to SB 446. We respectfully request that the Committee oppose SB 446.