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To: Senate Commerce Committee
From: Mark Tomb, VP of Governmental Affairs
Date: March 6, 2025

Re: Written Only Testimony in Opposition to HB 2119

On behalf of the Kansas Association of REALTORS® (KAR), thank you for the opportunity to provide written testimony in opposition to HB 2119. This legislation would discontinue the Kansas Affordable Housing Tax Credit Program that compliments a similar program offered at the federal level. While we oppose the complete elimination of this tax credit, we do support reforms that would limit the long-term financial costs to the State of Kansas.

KAR represents nearly 11,000 members involved in residential, commercial and agricultural real estate and has advocated on behalf of the state's property owners for more than 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.

The state's housing shortage exists at nearly all price segments and has numerous causes. While REALTORS® are committed to helping every single citizen who so desires to realize the American Dream of homeownership, there are also numerous reasons why our residents also seek out affordable rental housing opportunities. Economic development and the availability of housing options are increasingly linked; for the state to grow we need more housing. While not perfect, the Kansas Affordable Housing Tax Credit is still a helpful tool to create much needed housing opportunities in Kansas.

We request the Senate Commerce Committee reform but not eliminate the Kansas Affordable Housing Tax Credit. Thank you for the opportunity to provide testimony in opposition to HB 2119.