

## HOUSE BILL No. 2504

By Committee on Commerce, Labor and Economic Development

Requested by Mark Tomb, on behalf of the Kansas Association of Realtors

1-21

1 AN ACT concerning housing; relating to landlords and tenants; prohibiting  
2 cities and counties from restricting a landlord's discretion to not rent  
3 residential housing or commercial rental property to a prospective  
4 tenant on grounds that the prospective tenant's income source includes  
5 housing assistance program funds or consideration of the tenant's credit  
6 reports or other income-qualifying information or eviction, criminal or  
7 property damage history; permitting a landlord to set the amount of a  
8 security deposit or refuse to extend a right of first refusal; permitting  
9 cities or counties to prohibit discrimination by a landlord against a  
10 tenant or prospective tenant solely on the basis that the tenant or  
11 prospective tenant receives veterans benefits.

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13 *Be it enacted by the Legislature of the State of Kansas:*

14 Section 1. (a) No city or county shall adopt, maintain or enforce any  
15 ordinance or resolution that:

16 (1) Prohibits a landlord from refusing to lease or rent a privately  
17 owned, single-family or multiple-unit residential or commercial rental  
18 property to a prospective tenant because the prospective tenant's lawful  
19 source of income to pay rent includes funding from a federal or other  
20 housing assistance program;

21 (2) restricts a landlord's ability to use or consider income-qualifying  
22 methods, credit scores, credit reports, eviction or criminal or property  
23 damage history according to such landlord's own customarily applied  
24 criteria or prohibits a landlord from requesting such information for the  
25 purpose of determining whether to rent or lease a property to a prospective  
26 tenant;

27 (3) limits the amount of a security deposit that a landlord may require  
28 from a prospective tenant; or

29 (4) requires that a tenant automatically receive the right of first  
30 refusal.

31 (b) Nothing in this section shall be construed to prevent a city or  
32 county from adopting, maintaining or enforcing an ordinance or resolution  
33 that prohibits a landlord from discriminating against a tenant or  
34 prospective tenant solely on the basis that such tenant is a recipient of  
35 veterans benefits.

1        Sec. 2. This act shall take effect and be in force from and after its  
2 publication in the statute book.