



Right to Housing 2026

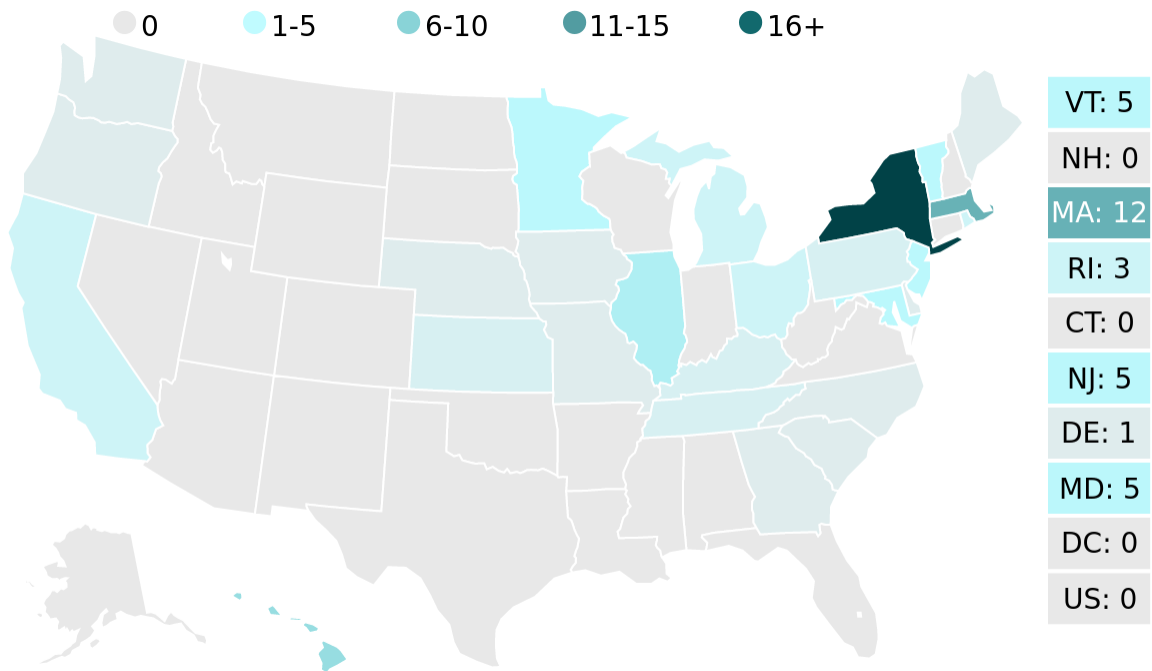
Overview

California	3
Delaware	1
Georgia	1
Hawaii	8
Illinois	6
Iowa	1
Kansas	2
Kentucky	2
Maine	1
Maryland	5
Massachusetts	12
Michigan	3
Minnesota	5
Missouri	1
Nebraska	1
New Jersey	5
New York	23
North Carolina	1
Ohio	3

Oregon	1
Pennsylvania	2
Rhode Island	3
South Carolina	1
Tennessee	2
Vermont	5
Washington	1

Policy Map

Policies in your Projects by state



Policy List Groups

This is the list of policy items that you have added to your Projects.

California

3

Legislation • United States • California • Bill

[CA SB 492](#)

Youth Housing Bond Act of 2026.



▾ Appropriations for Youth Housing

Last Action: January 27, 2026 - In Assembly. Read first time. Held at Desk.

In House • 2025-2026 Regular Sessions • Introduced: February 19, 2025

Source: https://leginfo.legislature.ca.gov/faces/billStatusClient.xhtml?bill_id=202520260SB492 

Bill Forecast

 In Assembly	Likely to reach floor vote 52% Likely to pass chamber 85%	 In Senate	Likely to reach floor vote 41% Likely to pass chamber 95%
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Legislation • United States • California • Bill

[CA AB 1184](#)

Common interest developments: association management and meeting procedures.



- Monitor

Last Action: January 22, 2026 - In Senate. Read first time. To Com. on RLS. for assignment.

In Senate • 2025-2026 Regular Sessions • Introduced: February 21, 2025

Source: https://leginfo.legislature.ca.gov/faces/billStatusClient.xhtml?bill_id=202520260AB1184 

Bill Forecast

 Likely to reach floor vote 95% In Assembly Likely to pass chamber 95%	 Likely to reach floor vote 95% In Senate Likely to pass chamber 95%
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Legislation • United States • California • Bill

CA AB 282

Discrimination: housing: source of income.



 Source of Income Protections

Last Action: September 08, 2025 - Ordered to inactive file at the request of Senator Gonzalez.

In Senate • 2025-2026 Regular Sessions • Introduced: January 22, 2025

Source: https://leginfo.legislature.ca.gov/faces/billStatusClient.xhtml?bill_id=202520260AB282 

Bill Forecast

 Likely to reach floor vote 88% In Assembly Likely to pass chamber 60%	 Likely to reach floor vote 85% In Senate Likely to pass chamber 78%
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Delaware

1

Legislation • United States • Delaware • Bill

DE HB 115

AN ACT TO AMEND THE DELAWARE CODE RELATING TO THE PROHIBITION OF DISCRIMINATION BASED ON WEIGHT, HEIGHT, OR BODY SIZE.



 Body Size Protections

Last Action: May 14, 2025 - Motion to Release Failed

In House • 2025-2026 Regular Session (153rd) • Introduced: April 08, 2025

Source: <https://legis.delaware.gov/BillDetail?legislationId=142056> 

Bill Forecast

	Likely to reach floor vote 6%		Likely to reach floor vote 5%
In House	Likely to pass chamber 70%	In Senate	Likely to pass chamber 90%

Georgia

1

Legislation • United States • Georgia • Bill

 **GA SB 272**



Landlord and Tenant; requiring tenants to provide income information; prohibit

Last Action: February 27, 2025 - Senate Read and Referred

In Senate • 2025-2026 Regular Session • Introduced: February 26, 2025

Source: <http://www.legis.ga.gov/Legislation/en-US/display/20252026/SB/272> 

Bill Forecast

	Likely to reach floor vote 5%		Likely to reach floor vote 5%
In House	Likely to pass chamber 92%	In Senate	Likely to pass chamber 93%

Summary

Under this bill, tenants are granted the right to withhold rent payments if landlords fail to address necessary repairs that impact health or safety. They can also deduct repair costs from their rent, with limits set to protect both parties.

Hawaii

8

Legislation • United States • Hawaii • Bill

[HI HB 1878](#)



Relating To Discrimination.

Last Action: March 18, 2026 - Re-Referred to JDC.

In Senate • 2025-2026 Regular Session • Introduced: January 26, 2026

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=HB&billnumber=1878&year=2026 

Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 95% Likely to pass chamber 95%
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Legislation • United States • Hawaii • Bill

[HI SB 2871](#)



Relating To Discrimination.

Last Action: February 17, 2026 - Report adopted; Passed Second Reading, as amended (SD 1) and referred to WAM.

In Senate • 2025-2026 Regular Session • Introduced: January 23, 2026

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=SB&billnumber=2871&year=2026 

Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber N/A	 In Senate	Likely to reach floor vote 95% Likely to pass chamber N/A
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Legislation • United States • Hawaii • Bill

[HI HB 2541](#)

Relating To Discrimination.

Immigration Status Protections



Universal Design

Last Action: February 02, 2026 - Referred to ECD, LAB, JHA, referral sheet 6

In House • 2025-2026 Regular Session • Introduced: January 28, 2026

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=HB&billnumber=2541&year=2026

Bill Forecast

 In House	Likely to reach floor vote 17% Likely to pass chamber 72%	 In Senate	Likely to reach floor vote 15% Likely to pass chamber 92%
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Legislation • United States • Hawaii • Bill

 **HI HB 1526**



Relating To Discrimination.

Last Action: January 26, 2026 - Referred to LAB, EDN, JHA, referral sheet 1

In House • 2025-2026 Regular Session • Introduced: January 14, 2026

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=HB&billnumber=1526&year=2026

Bill Forecast

 In House	Likely to reach floor vote 13% Likely to pass chamber 84%	 In Senate	Likely to reach floor vote 11% Likely to pass chamber 95%
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Legislation • United States • Hawaii • Bill

 **HI SB 154**

Relating To Eviction Records.



Criminal History Protections

Last Action: December 08, 2025 - Carried over to 2026 Regular Session.

In Senate • 2025-2026 Regular Session • Introduced: January 15, 2025

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=SB&billnumber=154&year=2026 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Hawaii • Bill

[HI HB 463](#)

Relating To Eviction Records.



 Eviction Record Protections

Last Action: December 08, 2025 - Carried over to 2026 Regular Session.

In Senate • 2025-2026 Regular Session • Introduced: January 21, 2025

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=HB&billnumber=463&year=2026 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Hawaii • Bill

[HI SB 942](#)

Relating To Rental Applications.



 Source of Income Protections

Last Action: December 08, 2025 - Carried over to 2026 Regular Session.

In House • 2025-2026 Regular Session • Introduced: January 17, 2025

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=SB&billnumber=942&year=2026 

Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 90% Likely to pass chamber 95%
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Legislation • United States • Hawaii • Bill

HI SB 44

Relating To Housing Discrimination.



 Source of Income Protections

Last Action: December 08, 2025 - Carried over to 2026 Regular Session.

In Senate • 2025-2026 Regular Session • Introduced: January 15, 2025

Source: https://www.capitol.hawaii.gov/session/measure_indiv.aspx?billtype=SB&billnumber=44&year=2026 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 89%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Illinois

6

Legislation • United States • Illinois • Bill

IL HB 5394

Hum Rts-Credit Scores

Source of Income Protections

Bad or No Credit Protections

Last Action: March 26, 2026 - Placed on Calendar 2nd Reading - Short Debate



In House • 2025-2026 Regular Session • Introduced: February 06, 2026

Source: [https://ilga.gov/Legislation/BillStatus?](https://ilga.gov/Legislation/BillStatus?DocNum=5394&GAID=18&DocTypeID=HB&LegId=167193&SessionID=114)

[DocNum=5394&GAID=18&DocTypeID=HB&LegId=167193&SessionID=114](https://ilga.gov/Legislation/BillStatus?DocNum=5394&GAID=18&DocTypeID=HB&LegId=167193&SessionID=114)



Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber 78%	 In Senate	Likely to reach floor vote 95% Likely to pass chamber 95%
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Legislation • United States • Illinois • Bill

 **IL SB 3461**

Human Rights-Domestic Violence

Last Action: March 13, 2026 - Rule 2-10 Committee Deadline Established As March 27, 2026



In Senate • 2025-2026 Regular Session • Introduced: February 05, 2026

Source: [https://ilga.gov/Legislation/BillStatus?](https://ilga.gov/Legislation/BillStatus?DocNum=3461&GAID=18&DocTypeID=SB&LegId=166450&SessionID=114)

[DocNum=3461&GAID=18&DocTypeID=SB&LegId=166450&SessionID=114](https://ilga.gov/Legislation/BillStatus?DocNum=3461&GAID=18&DocTypeID=SB&LegId=166450&SessionID=114)



Bill Forecast

 In House	Likely to reach floor vote 68% Likely to pass chamber 87%	 In Senate	Likely to reach floor vote 73% Likely to pass chamber 95%
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Legislation • United States • Illinois • Bill

 **IL HB 3564**

Human Rights Act-Real Estate

Source of Income Protections

Last Action: February 26, 2026 - Senate Floor Amendment No. 8 Motion to Concur Referred to Rules Committee



Passed Senate • 2025-2026 Regular Session • Introduced: February 07, 2025

Source: <https://ilga.gov/Legislation/BillStatus?>

[DocNum=3564&GAID=18&DocTypeID=HB&LegId=162254&SessionID=114](https://ilga.gov/Legislation/BillStatus?DocNum=3564&GAID=18&DocTypeID=HB&LegId=162254&SessionID=114)



Bill Forecast

 In House	Likely to reach floor vote 75% Likely to pass chamber 43%	 In Senate	Likely to reach floor vote 95% Likely to pass chamber 75%
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Legislation • United States • Illinois • Bill

 **IL SB 3475**

Human Rights-Landlord-Tenant

Bad or No Credit Protections

Last Action: February 05, 2026 - Referred to Assignments



In Senate • 2025-2026 Regular Session • Introduced: February 05, 2026

Source: <https://ilga.gov/Legislation/BillStatus?>

[DocNum=3475&GAID=18&DocTypeID=SB&LegId=166472&SessionID=114](https://ilga.gov/Legislation/BillStatus?DocNum=3475&GAID=18&DocTypeID=SB&LegId=166472&SessionID=114)



Bill Forecast

 In House	Likely to reach floor vote 33% Likely to pass chamber 87%	 In Senate	Likely to reach floor vote 30% Likely to pass chamber 95%
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Legislation • United States • Illinois • Bill

IL SB 1504

Dcfs-Youth Independence Goal

- No Children Enter Homelessness from Systems
- No Young Adults Enter Homelessness from Systems

Last Action: August 01, 2025 - Public Act 104-0107



Enacted • 2025-2026 Regular Session • Introduced: February 04, 2025

Source: <https://ilga.gov/Legislation/BillStatus?>

[DocNum=1504&GAID=18&DocTypeID=SB&LegId=160125&SessionID=114](https://ilga.gov/Legislation/BillStatus?DocNum=1504&GAID=18&DocTypeID=SB&LegId=160125&SessionID=114)



Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 58%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 89%
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Legislation • United States • Illinois • Bill

IL SB 1728

Human Rights-Landlord-Tenant

- Bad or No Credit Protections

Last Action: April 04, 2025 - Added as Chief Co-Sponsor Sen. Willie Preston



In Senate • 2025-2026 Regular Session • Introduced: February 05, 2025

Source: <https://ilga.gov/Legislation/BillStatus?>

[DocNum=1728&GAID=18&DocTypeID=SB&LegId=160752&SessionID=114](https://ilga.gov/Legislation/BillStatus?DocNum=1728&GAID=18&DocTypeID=SB&LegId=160752&SessionID=114)



Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 61%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 90%
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Legislation • United States • Iowa • Bill

 **IA HF 689**

A bill for an act relating to landlords and tenants, including the source of income tenants use for rent payments.



 Source of Income Protections

Last Action: February 28, 2025 - Introduced, referred to State Government.

In House • 2025-2026 Regular Session • Introduced: February 28, 2025

Source: <https://www.legis.iowa.gov/legislation/BillBook?ga=91&ba=HF689> 

Bill Forecast

<p> Likely to reach floor vote 5%</p> <p>In House Likely to pass chamber 30%</p>	<p> Likely to reach floor vote 5%</p> <p>In Senate Likely to pass chamber 80%</p>
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Legislation • United States • Kansas • Bill


 **KS SB 391**

Prohibiting cities and counties from adopting or enforcing any ordinance or resolution that requires landlords to lease housing to tenants receiving financial assistance from or through the housing choice voucher program or any other housing assistance program or that otherwise restricts a landlord's ability to consider the income source of a prospective tenant.



 Oppose

 Source of Income Protections

Last Action: March 25, 2026 - Conference Committee Report was adopted; Yea: 76 Nay: 48

Passed House • 2025-2026 Regular Session • Introduced: January 27, 2026
Source: https://www.kslegislature.gov/li/b2025_26/measures/sb391/ 

Bill Forecast


 In House	Likely to reach floor vote 95% Likely to pass chamber N/A	 In Senate	Likely to reach floor vote 95% Likely to pass chamber N/A
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Legislation • United States • Kansas • Bill



[KS HB 2504](#)

Prohibiting cities and counties from restricting the discretion of landlords not to rent residential or commercial property on grounds including prospective tenants receipt of housing assistance or eviction or criminal history, and permitting cities and counties to prohibit discrimination by landlords on the basis of receipt of veterans benefits.

 Source of Income Protections

Last Action: March 11, 2026 - Hearing: Wednesday, March 11, 2026, 1:30 PM Room 159-S
In Senate • 2025-2026 Regular Session • Introduced: January 21, 2026
Source: https://www.kslegislature.gov/li/b2025_26/measures/hb2504/ 

Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber N/A	 In Senate	Likely to reach floor vote 95% Likely to pass chamber N/A
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Kentucky

2

Legislation • United States • Kentucky • Bill

[KY HB 653 / KY BR 1693](#)

AN ACT relating to civil rights.

Last Action: February 24, 2026 - to Judiciary (H)

In House • 2026 Regular Session • Introduced: February 17, 2026

Source: <https://apps.legislature.ky.gov/record/26RS/hb653.html> 

Legislation • United States • Kentucky • Bill

 **[KYHB 295 / KY BR 55](#)**

AN ACT relating to the screening of residential tenants.

Last Action: January 16, 2026 - to Judiciary (H)

In House • 2026 Regular Session • Introduced: January 09, 2026

Source: <https://apps.legislature.ky.gov/record/26RS/hb295.html> 

Maine

1

Legislation • United States • Maine • Bill

 **[ME HP 533 / ME LD 847](#)**

Resolve, to Establish the Commission to Improve Tenant-Landlord Relationships and Increase the Use of Housing Vouchers



 Source of Income Protections

Last Action: March 26, 2026 - Sent for concurrence. ORDERED SENT FORTHWITH.

Passed Senate • 2025-2026 Regular and Special Sessions • Introduced: March 04, 2025

Source: <https://legislature.maine.gov/LawMakerWeb/summary.asp?ID=280097116> 

Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber 35%	 In Senate	Likely to reach floor vote 95% Likely to pass chamber 32%
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Legislation • United States • Maryland • Bill

 [MD SB 335](#)

Landlord and Tenant - Discrimination in Housing for Income-Based Housing Subsidies and Positive Rental History Reporting

Last Action: March 26, 2026 - Hearing 4/02 at 1:00 p.m.

In House • 2026 Regular Session • Introduced: January 23, 2026

Source: <http://mgaleg.maryland.gov/mgawebsite/Legislation/Details/SB0335?ys=2026rs>



Legislation • United States • Maryland • Bill

 [MD SB 937](#)

Landlord and Tenant - Residential Leases - Prospective Tenant Criminal History Records Check (Maryland Fair Chance Housing Act)

 Criminal History Protections

Last Action: March 26, 2026 - Hearing 4/02 at 1:00 p.m.

In House • 2026 Regular Session • Introduced: February 06, 2026

Source: <http://mgaleg.maryland.gov/mgawebsite/Legislation/Details/SB0937?ys=2026rs>



Legislation • United States • Maryland • Bill

 [MD SB 274](#)

Fair Housing and Housing Discrimination - Regulations and Discriminatory Effect

Last Action: March 24, 2026 - Hearing 4/02 at 1:00 p.m.


In House • 2026 Regular Session • Introduced: January 19, 2026

Source: <http://mgaleg.maryland.gov/mgaweb/site/Legislation/Details/SB0274?ys=2026rs>


Legislation • United States • Maryland • Bill

 **[MD HB 315](#)**

Human Relations - Discrimination in Housing - Income-Based Housing Subsidies

 Bad or No Credit Protections

Last Action: March 19, 2026 - Referred Judicial Proceedings


In Senate • 2026 Regular Session • Introduced: January 15, 2026

Source: <http://mgaleg.maryland.gov/mgaweb/site/Legislation/Details/HB0315?ys=2026rs>


Legislation • United States • Maryland • Bill

 **[MD HB 1073](#)**

Landlord and Tenant - Residential Leases - Prospective Tenant Criminal History Records Check (Maryland Fair Chance Housing Act)

 Criminal History Protections

Last Action: March 03, 2026 - Hearing 3/05 at 1:30 p.m.

In House • 2026 Regular Session • Introduced: February 10, 2026

Source: <http://mgaleg.maryland.gov/mgaweb/site/Legislation/Details/HB1073?ys=2026rs>



Massachusetts

12

Legislation • United States • Massachusetts • Bill

[MA S 995 / MA SD 969](#)

An Act relative to the use of credit reporting for rent-subsidized tenants



 Bad or No Credit Protections

Last Action: March 12, 2026 - Accompanied a new draft, see S2982

In Senate • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/S995> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 89%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Massachusetts • Bill

[MA H 3060 / MA HD 4205](#)

An Act facilitating housing for all



 Enforceable Right to Housing

Last Action: March 09, 2026 - Accompanied a study order, see H5182

In House • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/H3060> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 89%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Massachusetts • Bill

[MA H 752 / MA HD 2647](#)

An Act strengthening transitional planning and increasing accountability for persons with disabilities and their families

No Children Enter Homelessness from Systems



No Young Adults Enter Homelessness from Systems

Last Action: March 05, 2026 - Discharged to the committee on House Rules

In House • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/H752> 

Bill Forecast

 In House	Likely to reach floor vote 17% Likely to pass chamber 40%	 In Senate	Likely to reach floor vote 14% Likely to pass chamber 59%
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Legislation • United States • Massachusetts • Bill

[MA S 313 / MA SD 1662](#)

An Act strengthening transitional planning and increasing accountability for persons with disabilities and their families

No Young Adults Enter Homelessness from Systems



No Children Enter Homelessness from Systems

Last Action: February 17, 2026 - Committee recommended ought to pass and referred to the committee on Senate Ways and Means

In Senate • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/S313> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 28%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 60%
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Legislation • United States • Massachusetts • Bill

 [MA H 226 / MA HD 3493](#)



An Act to end child homelessness

Last Action: February 11, 2026 - Bill reported favorably by committee and referred to the committee on House Ways and Means

In House • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/H226> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 89%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Massachusetts • Bill

 [MA S 1249 / MA SD 2132](#)

An Act prohibiting body size discrimination



 Body Size Protections

Last Action: February 05, 2026 - Bill reported favorably by committee and referred to the committee on Senate Ways and Means

In Senate • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/S1249> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 85%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Massachusetts • Bill

[MA H 1919 / MA HD 1235](#)

An Act prohibiting body size discrimination

 Body Size Protections



Last Action: November 26, 2025 - Hearing rescheduled to 11/25/2025 from 10:00

AM-05:00 PM in A-2 and Virtual Hearing updated to New End Time

In House • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/H1919> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 75%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Massachusetts • Bill

[MA H 216 / MA HD 4123](#)



An Act improving emergency housing assistance for children and families experiencing homelessness

Last Action: November 07, 2025 - Hearing scheduled for 11/18/2025 from 01:00 PM-05:00 PM in A-2

In House • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/H216> 


Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 66%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 90%
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Legislation • United States • Massachusetts • Bill

[MA H 1483 / MA HD 3813](#)

An Act relative to the use of credit reporting for rent-subsidized tenants



 Bad or No Credit Protections

Last Action: November 07, 2025 - Hearing scheduled for 11/19/2025 from 11:00 AM-05:00 PM in Gardner Auditorium

In House • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/H1483> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 89%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Massachusetts • Bill

[MA H 1480 / MA HD 4215](#)

An Act financing housing first programs and housing for all in Massachusetts



 Enforceable Right to Housing

Last Action: November 07, 2025 - Hearing scheduled for 11/19/2025 from 11:00 AM-05:00 PM in Gardner Auditorium

In House • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/H1480> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 89%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 95%
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Legislation • United States • Massachusetts • Bill

[MA S 136 / MA SD 2347](#)



An Act improving emergency housing assistance for children and families experiencing homelessness

Last Action: June 26, 2025 - Bill reported favorably by committee and referred to the committee on Senate Ways and Means

In Senate • 2025-2026 Regular Session • Introduced: February 27, 2025

Source: <https://malegislature.gov/Bills/194/S136> 

Bill Forecast

	Likely to reach floor vote 14%		Likely to reach floor vote 17%
In House	Likely to pass chamber 75%	In Senate	Likely to pass chamber 95%

Legislation • United States • Massachusetts • Bill

[MA H 65 / MA HD 4036](#)

Proposal for a legislative amendment to the Constitution for a Constitutional right to housing



 Enforceable Right to Housing

Last Action: May 01, 2025 - Placed on file, in concurrence

In House • 2025-2026 Regular Session • Introduced: May 01, 2025

Source: <https://malegislature.gov/Bills/194/H65> 

Bill Forecast

	Likely to reach floor vote 5%		Likely to reach floor vote 5%
In House	Likely to pass chamber 89%	In Senate	Likely to pass chamber 95%

Michigan

3

Legislation • United States • Michigan • Bill

[MI SB 372](#)

Housing: landlord and tenants; reuse of certain tenant screening reports; allow. Amends title & sec. 1 of 1972 PA 348 (MCL 554.601) & adds secs. 1e, 1f, 1g & 1h.



 Bad or No Credit Protections

Last Action: March 03, 2026 - PLACED ON ORDER OF THIRD READING

In Senate • 2025-2026 Regular Session • Introduced: June 10, 2025

Source: <http://legislature.mi.gov/doc.aspx?2025-SB-0372> 

Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber 32%	 In Senate	Likely to reach floor vote 95% Likely to pass chamber 28%
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Legislation • United States • Michigan • Bill

[MI HB 4984](#)

Civil procedure: other; sealing court records of evictions; provide for. Amends 1961 PA 236 (MCL 600.101 - 600.9947) by adding sec. 5755.



 Eviction Record Protections

Last Action: September 24, 2025 - bill electronically reproduced 09/18/2025

In House • 2025-2026 Regular Session • Introduced: September 18, 2025

Source: <http://legislature.mi.gov/doc.aspx?2025-HB-4984> 


Bill Forecast

 In House	Likely to reach floor vote 14% Likely to pass chamber 34%	 In Senate	Likely to reach floor vote 16% Likely to pass chamber 40%
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Legislation • United States • Michigan • Bill

MI HB 4995

Housing: landlord and tenants; prohibition of the use of prospective tenants' credit scores as a sole deciding factor for lease eligibility and allowance for landlords to accept reusable screening reports; provide for. Amends title & sec. 1 of 1972 PA 348 (MCL 554.601) & adds secs. 1e, 1f, 1g & 1h.



 Bad or No Credit Protections

Last Action: September 24, 2025 - bill electronically reproduced 09/18/2025

In House • 2025-2026 Regular Session • Introduced: September 18, 2025

Source: <http://legislature.mi.gov/doc.aspx?2025-HB-4995> 

Bill Forecast

	Likely to reach floor vote 14%		Likely to reach floor vote 16%
In House	Likely to pass chamber 34%	In Senate	Likely to pass chamber 40%

Minnesota

5

Legislation • United States • Minnesota • Bill

MN HF 2021

Source of income discrimination by landlords prohibited.



 Source of Income Protections

Last Action: February 26, 2026 - Author added Youakim

In House • 2025-2026 Regular Session • Introduced: March 10, 2025

Source: <https://www.revisor.mn.gov/bills/bill.php?b=House&f=HF2021&ssn=0&y=2025> 

Bill Forecast

	Likely to reach floor vote 5%		Likely to reach floor vote 5%
In House	Likely to pass chamber 46%	In Senate	Likely to pass chamber 65%

Legislation • United States • Minnesota • Bill

MN HF 2966

Statewide landlord database created, civil penalty for failure to register with statewide landlord database created, civil remedies provided, and attorney general enforcement provided.



Last Action: April 07, 2025 - Author added Rehrauer

In House • 2025-2026 Regular Session • Introduced: April 01, 2025

Source: <https://www.revisor.mn.gov/bills/bill.php?>

[b=House&f=HF2966&ssn=0&y=2025](https://www.revisor.mn.gov/bills/bill.php?b=House&f=HF2966&ssn=0&y=2025) 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 32%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 53%
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Legislation • United States • Minnesota • Bill

MN SF 3175

Statewide landlord database creation



Last Action: April 01, 2025 - Referred to Judiciary and Public Safety

In Senate • 2025-2026 Regular Session • Introduced: April 01, 2025

Source: <https://www.revisor.mn.gov/bills/bill.php?>

[b=Senate&f=SF3175&ssn=0&y=2025](https://www.revisor.mn.gov/bills/bill.php?b=Senate&f=SF3175&ssn=0&y=2025) 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 33%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 44%
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Legislation • United States • Minnesota • Bill

[MN SF 2629](#)

Minnesota Fair Chance Access to Housing act establishment provision

 Criminal History Protections



Last Action: March 17, 2025 - Referred to Judiciary and Public Safety

In Senate • 2025-2026 Regular Session • Introduced: March 17, 2025

Source: <https://www.revisor.mn.gov/bills/bill.php?>

[b=Senate&f=SF2629&ssn=0&y=2025](https://www.revisor.mn.gov/bills/bill.php?b=Senate&f=SF2629&ssn=0&y=2025) 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 59%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 73%
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Legislation • United States • Minnesota • Bill

[MN SF 2097](#)

Source of income discrimination prohibition in housing

 Source of Income Protections



Last Action: March 03, 2025 - Referred to Judiciary and Public Safety

In Senate • 2025-2026 Regular Session • Introduced: March 03, 2025

Source: <https://www.revisor.mn.gov/bills/bill.php?>

[b=Senate&f=SF2097&ssn=0&y=2025](https://www.revisor.mn.gov/bills/bill.php?b=Senate&f=SF2097&ssn=0&y=2025) 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 40%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 38%
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Legislation • United States • Missouri • Bill

 **MO HB 2455**

UNLAWFUL DISCRIMINATORY PRACTICES



Last Action: January 08, 2026 - Read Second Time (H)

In House • 2026 Regular Session • Introduced: January 07, 2026

Source: <https://www.house.mo.gov/Bill.aspx?bill=HB2455&year=2026&code=R>




Bill Forecast

<p> Likely to reach floor vote 5%</p> <p>In House Likely to pass chamber N/A</p>	<p> Likely to reach floor vote 5%</p> <p>In Senate Likely to pass chamber N/A</p>
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Legislation • United States • Nebraska • Bill

 **NE LB 223**

LB223 - Prohibit discrimination based on lawful source of income under the Nebraska Fair Housing Act


 Source of Income Protections

Last Action: January 07, 2026 - Title printed. Carryover bill

In Senate • 2025-2026 Regular Session • Introduced: January 14, 2025

Source: https://nebraskalegislature.gov/bills/view_bill.php?DocumentID=59313 

Bill Forecast

 Likely to reach floor vote 7% In Legislature Likely to pass chamber 32%	
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New Jersey

5

Legislation • United States • New Jersey • Bill

[NJS 219](#)

Establishes guidelines for creditworthiness determinations concerning affordable housing programs.



 Bad or No Credit Protections

Last Action: March 23, 2026 - Senate Amendment (Voice) (Ruiz)

In Senate • 2026-2027 Regular Session • Introduced: January 13, 2026

Source: <https://www.njleg.state.nj.us/bill-search/2026/S219> 


Bill Forecast

 Likely to reach floor vote 66% In Assembly Likely to pass chamber N/A	 Likely to reach floor vote 71% In Senate Likely to pass chamber N/A
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Legislation • United States • New Jersey • Bill

[NJS 402](#)

Establishes confidentiality of landlord-tenant court records; addresses adverse actions on rental applications.



 Eviction Record Protections

Last Action: January 13, 2026 - Introduced in the Senate, Referred to Senate Community and Urban Affairs Committee

In Senate • 2026-2027 Regular Session • Introduced: January 13, 2026

Source: <https://www.njleg.state.nj.us/bill-search/2026/S402> 

Bill Forecast

 In Assembly	Likely to reach floor vote 66% Likely to pass chamber N/A	 In Senate	Likely to reach floor vote 71% Likely to pass chamber N/A
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Legislation • United States • New Jersey • Bill

 [NJ A 1996](#)

Enhances protections under Law Against Discrimination for immigrants and persons who are not United States citizens.

 Immigration Status Protections

Last Action: January 13, 2026 - Introduced, Referred to Assembly Oversight, Reform and Federal Relations Committee


In House • 2026-2027 Regular Session • Introduced: January 13, 2026

Source: <https://www.njleg.state.nj.us/bill-search/2026/A1996> 

Legislation • United States • New Jersey • Bill

 [NJ A 1744](#)

Establishes confidentiality of landlord-tenant court records; addresses adverse actions on rental applications.

 Eviction Record Protections

Last Action: January 13, 2026 - Introduced, Referred to Assembly Housing Committee

In House • 2026-2027 Regular Session • Introduced: January 13, 2026

Source: <https://www.njleg.state.nj.us/bill-search/2026/A1744> 

Legislation • United States • New Jersey • Bill

[NJ A 1766](#)

Establishes guidelines for creditworthiness determinations concerning affordable housing programs.

 Bad or No Credit Protections

Last Action: January 13, 2026 - Introduced, Referred to Assembly Housing Committee

In House • 2026-2027 Regular Session • Introduced: January 13, 2026

Source: <https://www.njleg.state.nj.us/bill-search/2026/A1766> 

New York

23

Legislation • United States • New York • Bill

[NYS 1130](#)

Relates to protections for renters using certain housing subsidies or public assistance

 Source of Income Protections

Last Action: February 25, 2026 - REFERRED TO HOUSING



In House • 2025-2026 Regular Session • Introduced: January 07, 2026

Source: <https://www.nysenate.gov/legislation/bills/2025/S1130> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S1130&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S1130&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=S1130&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S1130&term=2025&Summary=Y&Actions=Y&am) 

Bill Forecast

	Likely to reach floor vote 95%		Likely to reach floor vote 95%
In Assembly	Likely to pass chamber 83%	In Senate	Likely to pass chamber 92%

[NYA 1617](#)

Relates to potential tenants with a criminal history; and relates to public housing applicants with a criminal history

 Criminal History Protections

Last Action: January 07, 2026 - REFERRED TO HOUSING



In House • 2025-2026 Regular Session • Introduced: January 10, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A1617> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A1617&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A1617&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=A1617&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A1617&term=2025&Summary=Y&Actions=Y&am) 

Bill Forecast

 In Assembly	Likely to reach floor vote 11% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 16% Likely to pass chamber 95%
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[NYA 1858](#)

Prohibits discrimination on the basis of a person's height or weight in opportunities of employment, housing, and access to public accommodations

 Body Size Protections

Last Action: January 07, 2026 - REFERRED TO GOVERNMENTAL OPERATIONS



In House • 2025-2026 Regular Session • Introduced: January 14, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A1858> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A1858&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A1858&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=A1858&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A1858&term=2025&Summary=Y&Actions=Y&am) 

Bill Forecast

 In Assembly	Likely to reach floor vote 11% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 16% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

NY A 3711



Prevents housing discrimination based on wage history, medical history, and health conditions

Last Action: January 07, 2026 - REFERRED TO GOVERNMENTAL OPERATIONS

In House • 2025-2026 Regular Session • Introduced: January 30, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A3711> , https://assembly.state.ny.us/leg/?default_fid=&leg_video=&bn=A3711&term=2025&Summary=Y&Actions=Y& 

Bill Forecast

 In Assembly	Likely to reach floor vote 11% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 16% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

NY A 4120

Relates to protections for renters using certain housing subsidies or public assistance

 Source of Income Protections



Last Action: January 07, 2026 - REFERRED TO HOUSING

In House • 2025-2026 Regular Session • Introduced: January 31, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A4120> , <https://assembly.state.ny.us/leg/>

[default_fld=&leg_video=&bn=A4120&term=2025&Summary=Y&Actions=Y&am](#)



Bill Forecast

 In Assembly	Likely to reach floor vote 11% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 16% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

[NYA 5108](#)

Establishes the housing for an equitable reentry and opportunity (HERO) act

 Criminal History Protections



Last Action: January 07, 2026 - REFERRED TO GOVERNMENTAL OPERATIONS

In House • 2025-2026 Regular Session • Introduced: February 12, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A5108> , <https://assembly.state.ny.us/leg/?>

[default_fld=&leg_video=&bn=A5108&term=2025&Summary=Y&Actions=Y&am](#)


Bill Forecast

 In Assembly	Likely to reach floor vote 21% Likely to pass chamber 94%	 In Senate	Likely to reach floor vote 14% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

[NYS 5163](#)

Prohibits discrimination based on status as a person with a prior conviction



 Criminal History Protections

Last Action: January 07, 2026 - REFERRED TO INVESTIGATIONS AND GOVERNMENT OPERATIONS

In Senate • 2025-2026 Regular Session • Introduced: February 19, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/S5163>, https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S5163&term=2025&Summary=Y&Actions=Y&

Bill Forecast

 In Assembly	Likely to reach floor vote 27% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 19% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

 **NYS 6053**

Relates to rental discrimination based upon consumer credit history



Bad or No Credit Protections

Last Action: January 07, 2026 - REFERRED TO INVESTIGATIONS AND GOVERNMENT OPERATIONS

In Senate • 2025-2026 Regular Session • Introduced: March 05, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/S6053>, https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S6053&term=2025&Summary=Y&Actions=Y&

Bill Forecast

 In Assembly	Likely to reach floor vote 21% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 11% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

NYS 6531

Prohibits discrimination on the basis of a person's caste in opportunities of employment, housing, and access to public accommodations

Last Action: January 07, 2026 - REFERRED TO INVESTIGATIONS AND GOVERNMENT OPERATIONS



In Senate • 2025-2026 Regular Session • Introduced: March 17, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/S6531> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S6531&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S6531&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=S6531&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S6531&term=2025&Summary=Y&Actions=Y&am) 

Bill Forecast

 In Assembly	Likely to reach floor vote 13% Likely to pass chamber 71%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 86%
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Legislation • United States • New York • Bill

NYA 6922

Enacts the fair housing and source of income discrimination awareness act

 Source of Income Protections

Last Action: January 07, 2026 - REFERRED TO HOUSING



In House • 2025-2026 Regular Session • Introduced: March 18, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A6922> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6922&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6922&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=A6922&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6922&term=2025&Summary=Y&Actions=Y&am) 

Bill Forecast

 In Assembly	Likely to reach floor vote 18% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 12% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

 **[NY A 6920](#)**

Prohibits discrimination on the basis of a person's caste in opportunities of employment, housing, and access to public accommodations

Last Action: January 07, 2026 - REFERRED TO GOVERNMENTAL OPERATIONS

In House • 2025-2026 Regular Session • Introduced: March 18, 2025



Source: <https://www.nysenate.gov/legislation/bills/2025/A6920> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6920&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6920&term=2025&Summary=Y&Actions=Y&am

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Bill Forecast

 In Assembly	Likely to reach floor vote 5% Likely to pass chamber 71%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 90%
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Legislation • United States • New York • Bill

 **[NY A 7002](#)**

Prohibiting or limiting certain tax exemptions for real property in instances where a pattern or practice of discrimination against occupants has been found

 Source of Income Protections

Last Action: January 07, 2026 - REFERRED TO REAL PROPERTY TAXATION

In House • 2025-2026 Regular Session • Introduced: March 18, 2025



Source: <https://www.nysenate.gov/legislation/bills/2025/A7002> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A7002&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A7002&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=A7002&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A7002&term=2025&Summary=Y&Actions=Y&am)




Bill Forecast

 Likely to reach floor vote 18% In Assembly Likely to pass chamber 94%	 Likely to reach floor vote 12% In Senate Likely to pass chamber 95%
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Legislation • United States • New York • Bill

[NYS 6958](#)

Enacts the New York fair housing act

 Affordable Housing Plan

Last Action: January 07, 2026 - REFERRED TO HOUSING, CONSTRUCTION AND COMMUNITY DEVELOPMENT



In Senate • 2025-2026 Regular Session • Introduced: March 27, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/S6958> , [https://assembly.state.ny.us/leg/?](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S6958&term=2025&Summary=Y&Actions=Y&am)

[default_fld=&leg_video=&bn=S6958&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S6958&term=2025&Summary=Y&Actions=Y&am)

[default_fld=&leg_video=&bn=S6958&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S6958&term=2025&Summary=Y&Actions=Y&am) 

Bill Forecast

 Likely to reach floor vote 62% In Assembly Likely to pass chamber 95%	 Likely to reach floor vote 61% In Senate Likely to pass chamber 95%
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Legislation • United States • New York • Bill

[NYA 8532](#)

Prevents discrimination based on wage history, medical history, and health conditions



 Bad or No Credit Protections

Last Action: January 07, 2026 - REFERRED TO GOVERNMENTAL OPERATIONS

In House • 2025-2026 Regular Session • Introduced: May 20, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A8532>, https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A8532&term=2025&Summary=Y&Actions=Y&

Bill Forecast

 In Assembly	Likely to reach floor vote 89% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 87% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

NYS 8444



Prohibits discrimination based upon housing status

Last Action: January 07, 2026 - REFERRED TO INVESTIGATIONS AND GOVERNMENT OPERATIONS

In Senate • 2025-2026 Regular Session • Introduced: June 18, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/S8444>, https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S8444&term=2025&Summary=Y&Actions=Y&

Bill Forecast

 In Assembly	Likely to reach floor vote 95% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 95% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

NYS 8452

Enacts the regulating equality in neighborhood tenancy act



Bad or No Credit Protections

Last Action: January 07, 2026 - REFERRED TO INVESTIGATIONS AND GOVERNMENT OPERATIONS

In Senate • 2025-2026 Regular Session • Introduced: July 09, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/S8452>, https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S8452&term=2025&Summary=Y&Actions=Y&

Bill Forecast

 In Assembly	Likely to reach floor vote 56% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 69% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

 **NYA 8913**



Prohibits discrimination based upon housing status

Last Action: January 07, 2026 - REFERRED TO GOVERNMENTAL OPERATIONS

In House • 2025-2026 Regular Session • Introduced: July 16, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/A8913>, https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A8913&term=2025&Summary=Y&Actions=Y&

Bill Forecast

 In Assembly	Likely to reach floor vote 6% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 7% Likely to pass chamber 95%
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Legislation • United States • New York • Bill

 **NYA 9033**

Enacts the "extreme weather tenant protection act"

Last Action: January 07, 2026 - REFERRED TO JUDICIARY

In House • 2025-2026 Regular Session • Introduced: September 05, 2025



Source: <https://www.nysenate.gov/legislation/bills/2025/A9033> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A9033&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A9033&term=2025&Summary=Y&Actions=Y&am

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Bill Forecast

	Likely to reach floor vote 5%		Likely to reach floor vote 5%
In Assembly	Likely to pass chamber 95%	In Senate	Likely to pass chamber 95%

Legislation • United States • New York • Bill

 **NYA 9171**

Increases transparency of source of income discrimination findings and rental application outcomes for voucher holders

 Source of Income Protections

Last Action: January 07, 2026 - REFERRED TO GOVERNMENTAL OPERATIONS

In House • 2025-2026 Regular Session • Introduced: October 17, 2025



Source: <https://www.nysenate.gov/legislation/bills/2025/A9171> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A9171&term=2025&Summary=Y&Actions=Y&am

assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A9171&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=A9171&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A9171&term=2025&Summary=Y&Actions=Y&am)



Bill Forecast

	Likely to reach floor vote 95%		Likely to reach floor vote 95%
In Assembly	Likely to pass chamber 95%	In Senate	Likely to pass chamber 95%

Legislation • United States • New York • Bill

[NY A 4432](#)

Relates to rental discrimination based upon consumer credit history; prohibits a person from refusing to rent or lease or otherwise to deny to or withhold from any person or group of persons housing accommodations because of the consumer credit history of such person or persons, or to represent that any housing accommodation is not available for rental or lease when in fact it is so available; defines consumer credit history.

 Bad or No Credit Protections

Last Action: January 07, 2026 - referred to governmental operations



In House • 2025-2026 Regular Session • Introduced: February 04, 2025

Source: [https://assembly.state.ny.us/leg/?](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A4432&term=2025&Summary=Y&Actions=Y&am)

[default_fld=&leg_video=&bn=A4432&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A4432&term=2025&Summary=Y&Actions=Y&am)



Bill Forecast

	Likely to reach floor vote 5%		Likely to reach floor vote 5%
In Assembly	Likely to pass chamber 95%	In Senate	Likely to pass chamber 95%

Legislation • United States • New York • Bill

[NY A 6869](#)

Prohibits discriminatory practices by real estate appraisers and furthers fair housing compliance

 Immigration Status Protections

Last Action: October 16, 2025 - SIGNED CHAP.435

Enacted • 2025-2026 Regular Session • Introduced: April 30, 2025



Source: <https://www.nysenate.gov/legislation/bills/2025/A6869> , [https://](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6869&term=2025&Summary=Y&Actions=Y&am)

[assembly.state.ny.us/leg/?](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6869&term=2025&Summary=Y&Actions=Y&am)

[default_fld=&leg_video=&bn=A6869&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=A6869&term=2025&Summary=Y&Actions=Y&am)



Bill Forecast

 Likely to reach floor vote 95% In Assembly Likely to pass chamber 95%	 Likely to reach floor vote 95% In Senate Likely to pass chamber 95%
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Legislation • United States • New York • Bill

NYS 5503

Prohibits discrimination on the basis of a person's height or weight in opportunities of employment, housing, and access to public accommodations

 Body Size Protections



Last Action: February 24, 2025 - REFERRED TO INVESTIGATIONS AND GOVERNMENT OPERATIONS

In Senate • 2025-2026 Regular Session • Introduced: February 24, 2025

Source: <https://www.nysenate.gov/legislation/bills/2025/S5503> , https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S5503&term=2025&Summary=Y&Actions=Y&am

[default_fld=&leg_video=&bn=S5503&term=2025&Summary=Y&Actions=Y&am](https://assembly.state.ny.us/leg/?default_fld=&leg_video=&bn=S5503&term=2025&Summary=Y&Actions=Y&am) 

Bill Forecast

 Likely to reach floor vote 5% In Assembly Likely to pass chamber 95%	 Likely to reach floor vote 6% In Senate Likely to pass chamber 95%
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Regulation • United States • New York • Proposed Notice

Preventive Housing Subsidy

 No Young Adults Enter Homelessness from Systems

Documents: [State Filing](#) 

Legislation • United States • North Carolina • Bill

[NC HB 404 / NC H 404](#)

Fair & Affordable Housing Act.

 Source of Income Protections



 Bad or No Credit Protections

Last Action: March 17, 2025 - Ref To Com On Rules, Calendar, and Operations of the House

In House • 2025-2026 Regular Session • Introduced: March 13, 2025

Source: <https://www.ncleg.gov/BillLookUp/2025/H404/True> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 73%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 71%
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Legislation • United States • Ohio • Bill

[OH HB 368](#)

Require eviction records to be sealed after three years



 Eviction Record Protections

Last Action: September 12, 2025 - House - Refer to Committee Judiciary

In House • 2025-2026 Regular Session • Introduced: June 18, 2025

Source: <https://www.legislature.ohio.gov/legislation/136/hb368> 

Bill Forecast

 In House	Likely to reach floor vote 7% Likely to pass chamber 18%	 In Senate	Likely to reach floor vote 9% Likely to pass chamber 76%
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Legislation • United States • Ohio • Bill

OH HB 135

Prohibit source of income discrimination in rental housing



 Source of Income Protections

Last Action: March 05, 2025 - House - Refer to Committee Community Revitalization

In House • 2025-2026 Regular Session • Introduced: February 25, 2025


Source: <https://www.legislature.ohio.gov/legislation/136/hb135> 

Bill Forecast

 In House	Likely to reach floor vote 20% Likely to pass chamber 19%	 In Senate	Likely to reach floor vote 17% Likely to pass chamber 78%
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Regulation • United States • Ohio • Proposed Notice

Requirements For Provision Of Independent Living Services To Young Adults Who Have Emancipated

 No Young Adults Enter Homelessness from Systems

Comment End Dates: January 04, 2024 • Hearing Dates: January 04, 2024

Documents: [State Filing](#) 

Regulation • United States • Oregon • Proposed Notice

Aligning Language And Practice With Senate Bill (SB) 202 Requirements.

▢ No Young Adults Enter Homelessness from Systems

Comment End Dates: November 21, 2023 • Hearing Dates: November 16, 2023

Documents: [State Filing](#) 

Legislation • United States • Pennsylvania • Bill

PA HB 1492

An Act amending the act of April 6, 1951 (P.L.69, No.20), known as The Landlord and Tenant Act of 1951, providing for use of criminal records to screen tenants; imposing duties on the Pennsylvania Human Relations Commission; and imposing penalties.



▢ Criminal History Protections

Last Action: March 25, 2026 - Laid on the table (Pursuant to House Rule 71)

In House • 2025-2026 Regular Session • Introduced: September 29, 2025

Source: <https://www.palegis.us/legislation/bills/2025/hb1492> 

Bill Forecast

	Likely to reach floor vote 84%		Likely to reach floor vote 65%
In House	Likely to pass chamber 89%	In Senate	Likely to pass chamber 95%

[PA SB 643](#)

An Act amending the act of October 27, 1955 (P.L.744, No.222), known as the Pennsylvania Human Relations Act, further providing for definitions; prohibiting use of criminal history and retaliation relating to use of criminal history; providing for notice to prospective occupants and tenants relating to use of criminal history and for exclusions and other legal requirements relating to use of criminal history; and further providing for procedure and for civil penalties.



 Criminal History Protections

Last Action: April 21, 2025 - Referred to Urban Affairs & Housing

In Senate • 2025-2026 Regular Session • Introduced: April 21, 2025

Source: <https://www.palegis.us/legislation/bills/2025/sb643> 

Bill Forecast

	Likely to reach floor vote 5%		Likely to reach floor vote 5%
In House	Likely to pass chamber 86%	In Senate	Likely to pass chamber 95%

Rhode Island

3

[RI HB 7034](#)


An Act Relating To Property – Rhode Island Fair Housing Practices Act (Prohibits Landlords From Inquiring About An Applicant’S Prior Incarceration And From Discriminating Against Those Who Have Been Released From Prison.)

Last Action: March 18, 2026 - Committee recommended measure be held for further study

In House • 2026-2026 Regular Session • Introduced: January 09, 2026

[RI HB 7762](#)

An Act Relating To Property – Fair Chance In Housing Credit Reports Act (Establishes The Fair Chance In Housing Credit Reports Act To Provide Standards For Which A Credit Report Can Be Used In Considering A Rental Application.)


 Bad or No Credit Protections

Last Action: March 18, 2026 - Committee recommended measure be held for further study
In House • 2026-2026 Regular Session • Introduced: February 12, 2026

Legislation • United States • Rhode Island • Bill

[RI SB 2591](#)

An Act Relating To Property – Fair Chance In Housing Background Checks Act (Limits How Landlords Use Criminal History In Rental Decisions By Delaying Background Checks Until After A Conditional Offer Has Been Made, Restricting Which Records May Be Considered, Banning Discriminatory Ads, And Providing Enforcement And Penalties.)

 Criminal History Protections

Last Action: February 13, 2026 - Introduced, referred to Senate Judiciary
In Senate • 2026-2026 Regular Session • Introduced: February 13, 2026

South Carolina

1

Legislation • United States • South Carolina • Bill

[SC H 3336](#)

Housing discrimination



 Source of Income Protections

Last Action: January 14, 2025 - Referred to Committee on Judiciary (House Journal-page 173)

In House • 2025-2026 Regular Session • Introduced: December 05, 2024

Source: <https://www.scstatehouse.gov/billsearch.php?billnumbers=3336&session=126&summary=B> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 61%	 In Senate	Likely to reach floor vote 5% Likely to pass chamber 82%
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Tennessee

2

Legislation • United States • Tennessee • Bill


[TN HB 2235 / TN SB 2506](#)

Human Rights - As introduced, enacts the "Tennessee Fair Chance Housing Act." - Amends TCA Title 4, Chapter 21 and Title 66.



 Criminal History Protections

Last Action: March 18, 2026 - Reset on Final cal. 2 of Business and Utilities Subcommittee

In House • 2025-2026 Regular Session • Introduced: February 02, 2026

Source: <https://wapp.capitol.tn.gov/apps/BillInfo/default.aspx?BillNumber=HB2235&ga=114> 

Bill Forecast

 In House	Likely to reach floor vote 95% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 92% Likely to pass chamber 95%
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Legislation • United States • Tennessee • Bill


[TN SB 2506 / TN HB 2235](#)

Human Rights - As introduced, enacts the "Tennessee Fair Chance Housing Act." - Amends TCA Title 4, Chapter 21 and Title 66.



 Criminal History Protections

Last Action: March 10, 2026 - Failed (no second) in Senate Commerce and Labor Committee

In Senate • 2025-2026 Regular Session • Introduced: February 02, 2026

Source: <https://wapp.capitol.tn.gov/apps/BillInfo/default.aspx?BillNumber=SB2506&ga=114> 

Bill Forecast

 In House	Likely to reach floor vote 69% Likely to pass chamber 95%	 In Senate	Likely to reach floor vote 60% Likely to pass chamber 95%
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Vermont

5

Legislation • United States • Vermont • Bill

[VT S 301](#)

An act relating to miscellaneous amendments to the prohibitions on discrimination



• Monitor

Last Action: January 23, 2026 - Read 1st time & referred to Committee on [Judiciary]

In Senate • 2025-2026 Regular Session • Introduced: January 23, 2026

Source: <https://legislature.vermont.gov/bill/status/2026/S.301> 

Bill Forecast

 In House	Likely to reach floor vote 67% Likely to pass chamber 23%	 In Senate	Likely to reach floor vote 82% Likely to pass chamber 46%
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Legislation • United States • Vermont • Bill

[VTS 91](#)



An act relating to tenant rights

Last Action: February 26, 2025 - Read 1st time & referred to Committee on [Economic Development, Housing and General Affairs]

In Senate • 2025-2026 Regular Session • Introduced: February 26, 2025

Source: <https://legislature.vermont.gov/bill/status/2026/S.91> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 44%	 In Senate	Likely to reach floor vote 9% Likely to pass chamber 70%
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Legislation • United States • Vermont • Bill

[VTH 399](#)

An act relating to tenant rights



 Rent Control  Just or Good Cause Eviction

Last Action: February 26, 2025 - Read first time and referred to the Committee on [General and Housing]

In House • 2025-2026 Regular Session • Introduced: February 26, 2025

Source: <https://legislature.vermont.gov/bill/status/2026/H.399> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 25%	 In Senate	Likely to reach floor vote 10% Likely to pass chamber 47%
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Legislation • United States • Vermont • Bill

[VTH 201](#)

An act relating to prohibiting discrimination based on an individual's criminal history



 Criminal History Protections

Last Action: February 12, 2025 - Read first time and referred to the Committee on [General and Housing]

In House • 2025-2026 Regular Session • Introduced: February 12, 2025

Source: <https://legislature.vermont.gov/bill/status/2026/H.201> 

Bill Forecast

 In House	Likely to reach floor vote 5% Likely to pass chamber 23%	 In Senate	Likely to reach floor vote 11% Likely to pass chamber 48%
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Legislation • United States • Vermont • Bill

[VTH 169](#)



An act relating to amending the prohibitions against discrimination in public accommodations and housing

Last Action: February 07, 2025 - Read first time and referred to the Committee on [General and Housing]

In House • 2025-2026 Regular Session • Introduced: February 07, 2025

Source: <https://legislature.vermont.gov/bill/status/2026/H.169> 

Bill Forecast

 In House	Likely to reach floor vote 6% Likely to pass chamber 29%	 In Senate	Likely to reach floor vote 15% Likely to pass chamber 46%
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 [WA SB 5587](#)

Concerning affordable housing development in counties not closing the gap between estimated existing housing units within the county and existing housing needs.

▢ Affordable Housing Plan



Last Action: May 20, 2025 - Effective date 7/27/2025.

Enacted • 2025-2026 Regular Session • Introduced: January 30, 2025

Source: <http://app.leg.wa.gov/billsummary?>

[BillNumber=5587&Year=2025&Chamber=Senate](http://app.leg.wa.gov/billsummary?BillNumber=5587&Year=2025&Chamber=Senate) 

Bill Forecast

 In House	Likely to reach floor vote 37% Likely to pass chamber 69%	 In Senate	Likely to reach floor vote 35% Likely to pass chamber 81%
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