

HB 683 -- LANDLORD TENANT

SPONSOR: Proudie

This bill provides that a person who is, has been, or is in imminent danger of becoming a victim of domestic violence, sexual assault, or stalking shall not be denied tenancy, evicted from the premises, or in violation of a lease agreement on the basis of or as a direct result of being such a victim. The tenant has an affirmative defense, in certain actions brought by the landlord, that the tenant who vacated the premise was a victim or was in imminent danger of becoming a victim of sexual assault, domestic violence, or stalking. Additionally, the bill provides a list of acceptable evidence that the landlord must accept as proof that the lessee or tenant was or was going to be a victim of sexual assault, domestic violence, or stalking. Finally, the bill allows a landlord to impose a termination fee on such a tenant or lessee who wants to terminate the lease before the expiration date. This bill is similar to SB 60 (2019).