

Committee Action:
Do Pass _____
Amend & Do Pass _____
Other _____

Senate Committee on Commerce and Labor

This measure may be considered for action during today's work session.

ASSEMBLY BILL 298 (R1)

Revises provisions governing housing. (BDR 10-249)

Sponsored By: Assemblywoman Jauregui
Date Heard: May 8, 2023
Fiscal Notes: Effect on Local Government: May have Fiscal Impact.
Effect on the State: Yes.

Assembly Bill 298 requires a landlord, who collects any fee from a prospective tenant who applies to rent a dwelling unit, to refund the fee if the landlord rents the dwelling unit to a different prospective tenant and does not conduct the activity for which the fee was collected. Additionally, the measure requires a written rental agreement to contain a separate appendix containing certain information regarding fees and the rights of the tenant. In addition, a landlord is prohibited from collecting an application fee to obtain a credit report or background check for a minor, who is a member of the household of the prospective tenant.

Further, the bill provides that during the period beginning July 1, 2023, and ending on December 31, 2024, a landlord must not renew a rental agreement, or enter into a new rental agreement, for a dwelling unit with the existing tenant that increases the rent payable in an amount that is more than 10 percent of the rent payable by the existing tenant that is in effect on June 30, 2023.

Amendments: There are no amendments for this measure.