

Senate Study Bill 3178 - Introduced

SENATE FILE _____
BY (PROPOSED COMMITTEE ON
LOCAL GOVERNMENT BILL BY
CHAIRPERSON EDLER)

A BILL FOR

1 An Act relating to the authority of counties and cities to
2 regulate rental housing, and including effective date
3 provisions.
4 BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF IOWA:

1 Section 1. Section 331.304, Code 2020, is amended by adding
2 the following new subsection:

3 NEW SUBSECTION. 13. A county shall not adopt or enforce
4 an ordinance or regulation that prohibits an owner, lessor,
5 sublessor, managing agent, or other person having the right
6 to lease, sublease, or rent out a dwelling unit from refusing
7 to lease or rent out the dwelling unit to a person because
8 of the person's source of income used to pay rent, including
9 a federal housing choice voucher issued by the United States
10 department of housing and urban development. Such an ordinance
11 or regulation adopted prior to the effective date of this Act
12 is void and unenforceable on and after the effective date of
13 this Act. For purposes of this subsection, "dwelling unit"
14 means the same as defined in section 562A.6.

15 Sec. 2. Section 364.3, Code 2020, is amended by adding the
16 following new subsection:

17 NEW SUBSECTION. 13. A city shall not adopt or enforce
18 an ordinance or regulation that prohibits an owner, lessor,
19 sublessor, managing agent, or other person having the right
20 to lease, sublease, or rent out a dwelling unit from refusing
21 to lease or rent out the dwelling unit to a person because
22 of the person's source of income used to pay rent, including
23 a federal housing choice voucher issued by the United States
24 department of housing and urban development. Such an ordinance
25 or regulation adopted prior to the effective date of this Act
26 is void and unenforceable on and after the effective date of
27 this Act. For purposes of this subsection, "dwelling unit"
28 means the same as defined in section 562A.6.

29 Sec. 3. EFFECTIVE DATE. This Act, being deemed of immediate
30 importance, takes effect upon enactment.

31 EXPLANATION

32 The inclusion of this explanation does not constitute agreement with
33 the explanation's substance by the members of the general assembly.

34 This bill relates to the authority of counties and cities
35 to regulate rental housing. The bill prohibits a county or

1 city from adopting or enforcing an ordinance or regulation
2 that prohibits a person who has the right to lease, sublease,
3 or rent out a dwelling unit from refusing to lease or rent
4 out the dwelling unit to a person because of the person's
5 source of income used to pay rent, including a federal housing
6 choice voucher issued by the United States department of
7 housing and urban development. Such an ordinance or regulation
8 adopted prior to the effective date of the bill is void and
9 unenforceable on and after the effective date of the bill. For
10 purposes of the bill, "dwelling unit" means a structure or
11 the part of a structure that is used as a home, residence, or
12 sleeping place.