

Department of Planning and Budget

2023 Fiscal Impact Statement

1. Bill Number: HB1651

House of Origin ☒ Introduced ☐ Substitute ☐ Engrossed

Second House ☐ In Committee ☐ Substitute ☐ Enrolled

2. Patron: Price

3. Committee: General Laws

4. Title: Virginia Residential Landlord and Tenant Act; nonrefundable application fee; limitations.

5. Summary: Provides that a landlord shall not obtain a consumer report or conduct any other investigation into the background or qualifications of a rental applicant without first establishing a written rental admission policy that is available to the public and providing the applicant with either a written or an electronic copy of such policy. The bill also provides that such policy must contain a disclosure of the amount of all nonrefundable application fees and deposits. The bill contains technical amendments.

6. Budget Amendment Necessary: No.

7. Fiscal Impact Estimates: Preliminary.

8. Fiscal Implications: The Department of Housing and Community Development has no oversight or administrative obligations regarding the Virginia Residential Landlord and Tenant Act. The department does update and publish on its website the Landlord Tenant Handbook. Any legislative changes made to the Act will be updated, but the department can do so using current resources.

9. Specific Agency or Political Subdivisions Affected: Department of Housing and Community Development.

10. Technical Amendment Necessary: No.

11. Other Comments: None.