

*CORRECTED
SESSION OF 2006*

SUPPLEMENTAL NOTE ON HOUSE BILL NO. 2839

As Amended by the House Committee of the Whole

Brief*

HB 2839 would amend the Residential Landlord and Tenant Act dealing with the eviction of a tenant and the handling of a tenant's possessions. The bill would allow that if the landlord has filed an eviction action executed by law enforcement, then the landlord can remove the tenant's possessions. The landlord would have the option of placing the tenant's possessions at the curb of the property or storing them at the tenant's expense for up to thirty days. After giving public notice and 30 days has lapsed, the landlord would be able to sell or dispose of the tenant's property. The landlord would not be liable for damages to the tenant's possessions.

If the tenant is a victim of a sex crime that occurred on the rental property, the tenant would be able to terminate a rental agreement. Notice of the termination would be required. A copy of the police report would be required to accompany the termination notice. The landlord would be required to return that portion of the security deposit that would not be used for accrued rent, damages, or other allowable charges.

Background

Thomas Martin, landlord, and Ed Jaskinia, on behalf of The Association of Landlords and Tenants appeared in support of the bill.

The House Committee of the Whole inserted the provision concerning a tenant who is a victim of a sex crime.

The fiscal note indicates there would be no fiscal effect.

*Supplemental notes are prepared by the Legislative Research Department and do not express legislative intent. The supplemental note and fiscal note for this bill may be accessed on the Internet at <http://www.kslegislature.org>