



*Housing Justice Maine is a coalition that includes the Maine Immigrant Housing Coalition, Maine People's Alliance, Raise-Op Housing Cooperative, Maine Equal Justice, and Dignity First.*

**We believe housing is a human right, and we seek to empower those residents most deeply impacted by an oppressive housing system.**

## **HOUSING JUSTICE MAINE VALUES:**

**Housing Justice Maine** believes that everyone deserves a **safe, affordable, accessible home** and together, we can guarantee housing to all who reside here.

***No person, regardless of race, gender, class, sexual orientation, age, ability, medical condition, disability, citizenship or previous criminal or housing record should be denied a home.***

***The affordable housing crisis in Maine is not new. What we face in Maine today is part of a long story in the U.S. of theft, coercion, and genocide.***

In order to realize true housing justice, we must create housing and land policies that right past wrongs and build equity for our future. We recognize that the work we do to push for housing justice is done on traditional Wabanaki land

**With these values in mind, Housing Justice Maine has selected a slate of bills to prioritize during the 131st legislative session:**

### **Housing is A Human Right**

**LD 2:** *An Act to Address Maine's Housing Crisis*

**LD 853:** *RESOLUTION, Proposing an Amendment to the Constitution of Maine to Establish Housing as a Human Right*

**LR 1070:** *An Act to Create Transparency for Landlords and Tenants*

**LR 1357:** *An Act to Decriminalize Homelessness*

**LR 1792:** *An Act to Establish Permanent Funding for Homeless Opioid User Service Engagement Project*

### **Increasing Affordable Housing**

**LD 226:** *An Act to Address Maine's Affordable Housing Crisis*

**LR 185:** *An Act To Amend the Maine Cooperative Affordable Housing Ownership Act*

**LR 833:** *An Act to Enact the Housing Opportunity for Maine Act (The HOME Act)*

**LR 1054:** *An Act to Establish the Maine Community Housing Development Authority*

**LR 1533:** *An Act to Foster Stable and Affordable Homeownership in Mobile Home Parks by Amending the Laws Relating to the Sale of Mobile Home Parks*

### **Protect and Strengthen Tenants' Rights**

**LD 330:** *An Act to Ensure Legal Representation for Residents Facing Eviction*

**LD 557:** *An Act to Decrease Discrimination Based on Evictions in Housing Applications*

**LD 691:** *An Act to Reduce Barriers to Housing by Prohibiting Tenant Application Fees*

**LD 701:** *An Act to Increase the Notice Period for Rent Increases*

**LD 804:** *An Act to Increase the Time Period For Notice to Terminate to a Tenancy at Will*

**LR 19:** *An Act to Create Statewide Rent Stabilization*

**LR 2199:** *An Act to Reduce Rental Housing Costs by Eliminating Additional Fees*

For more information, please visit us at:  
<https://tinyurl.com/HJMAINE>

## **Housing is A Human Right:**

LD 2: An Act to Address Maine's Housing Crisis  
*Establishes a Housing First Fund, intending to provide an ongoing source of revenue to fund 24-hour, site-based operating support to end chronic homelessness. Current estimates suggest the need for about 400 units of Housing First, which translates to the establishment of 12-15 properties throughout the State.*

LD 853: RESOLUTION, Proposing an Amendment to the Constitution of Maine to Establish Housing as a Human Right  
*Creates a constitutional right to housing.*

LR 1070: An Act to Create Transparency for Landlords and Tenants  
*Requires all landlords in the state of Maine register their units once a year. Shifts the balance of power with landlords.*

LR 1357: An Act to Decriminalize Homelessness  
*Pushes for policy change that further limits criminalization of life-sustaining activities, such as sleeping and camping on public property.*

LR 1792: An Act to Establish Permanent Funding for Homeless Opioid User Service Engagement Project  
*Expands funding with proposed modifications to the Homeless Opioid User Service Engagement (H.O.U.S.E) program, which assists people experiencing both homelessness and substance use disorder in accessing treatment, case management, and housing.*

## **Protect and Strengthen Tenants' Rights:**

LD 330: An Act to Ensure Legal Representation for Residents Facing Eviction  
*Requires development and implementation of a program to ensure legal representation for residents facing eviction.*

LD 557: An Act to Decrease Discrimination Based on Evictions in Housing Applications  
*Prohibits a landlord or landlord's agent from asking about previous evictions in an application for the rental or lease of a residence or discriminating against an applicant in the rental or lease of a residence on the basis of an applicant's history of eviction.*

LD 691: An Act to Reduce Barriers to Housing by Prohibiting Tenant Application Fees  
*Limits or eliminates application fees when applying for new housing. These fees are typically per adult in each household and range from \$30-\$50pp.*

LD 701: An Act to Increase the Notice Period for Rent Increases  
*Extends notice of rent increase from 45 days to 90.*

LD 804: An Act to Increase the Time Period For Notice to Terminate to a Tenancy at Will  
*Increases notice requirements from 30 to 90 days.*

LR 19: An Act to Create Statewide Rent Stabilization  
*Limits rent increases to prevent significant rent gouging. Follows the Oregon model and includes just cause eviction.*

LR 2199: Title: An Act to Reduce Rental Housing Costs by Eliminating Additional Fees  
*Bans miscellaneous fees (maintenance, lawn mowing, facilities, etc.).*

## **Increasing Affordable Housing:**

LD 226: An Act to Address Maine's Affordable Housing Crisis  
*\$200M in general fund appropriations.*

LR 185: An Act To Amend the Maine Cooperative Affordable Housing Ownership Act  
*Removes barriers for housing cooperatives and coop residents to access public funding and assistance programs.*

LR 833: An Act to Enact the Housing Opportunity for Maine Act (The HOME Act)  
*Helps more people keep up with rising rents by creating the Home Opportunity Fund and protects tenants from discrimination. It would also improve the General Assistance program and use taxes on the profitable real estate industry to support the Home Opportunity Fund and provides consumer protections to tenants whose rent is unaffordable.*

LR 1054: An Act to Establish the Maine Community Housing Development Authority  
*Creates a public housing development corporation.*

LR 1533: An Act to Foster Stable and Affordable Homeownership in Mobile Home Parks by Amending the Laws Relating to the Sale of Mobile Home Parks