

**Bill History**  
**Session Year 2026**  
**Raised S.B. No. 274**

[Bill Analysis For File Copy 153](#)

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**Introducer(s):**

Planning and Development Committee

**Title:** AN ACT CONCERNING NONRESIDENT LANDLORD REGISTRATION AND INCREASING PENALTIES FOR REPEAT BUILDING AND FIRE CODE VIOLATIONS.

**Statement of Purpose:** To (1) require certain nonresident landlords, project-based housing providers or agents in charge of rental properties to register certain personal identifying information, and (2) increase penalties for repeat violations of building and fire codes.

**Bill History:**

02-19-2026 REFERRED TO JOINT COMMITTEE ON Planning and Development Committee

02-20-2026 PUBLIC HEARING 02/27

03-06-2026 JOINT FAVORABLE

03-09-2026 FILED WITH LEGISLATIVE COMMISSIONERS' OFFICE

03-18-2026 REFERRED TO OFFICE OF LEGISLATIVE RESEARCH AND OFFICE OF FISCAL ANALYSIS 03/23/26-5:00 PM

03-24-2026 REPORTED OUT OF LEGISLATIVE COMMISSIONERS' OFFICE

03-24-2026 FAVORABLE REPORT, TABLED FOR THE CALENDAR, SENATE

03-24-2026 SENATE CALENDAR NUMBER 106

03-24-2026 FILE NUMBER 153

**Co-sponsor(s):**

Sen. Martin M. Looney, 11th Dist.    Rep. Nicholas Menapace, 37th Dist.

Rep. Tom Delnicki, 14th Dist.        Rep. Brandon Chafee, 33rd Dist.

Sen. Herron Gaston, 23rd Dist.        Sen. MD Rahman, 4th Dist.

Rep. Nick Gauthier, 38th Dist.        Sen. Martha Marx, 20th Dist.