

**HOUSE . . . . . No. 264**

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**The Commonwealth of Massachusetts**

PRESENTED BY:

*Tackey Chan*

*To the Honorable Senate and House of Representatives of the Commonwealth of Massachusetts in General Court assembled:*

The undersigned legislators and/or citizens respectfully petition for the adoption of the accompanying bill:

An Act relative to consumer rights of renters.

PETITION OF:

NAME:	DISTRICT/ADDRESS:	DATE ADDED:
<i>Tackey Chan</i>	<i>2nd Norfolk</i>	<i>1/10/2023</i>

**HOUSE . . . . . No. 264**

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By Representative Chan of Quincy, a petition (accompanied by bill, House, No. 264) of Tackey Chan for legislation to prohibit certain supplemental fees levied against prospective tenants or current tenants. Consumer Protection and Professional Licensure.

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[SIMILAR MATTER FILED IN PREVIOUS SESSION  
SEE HOUSE, NO. 4588 OF 2021-2022.]

**The Commonwealth of Massachusetts**

\_\_\_\_\_  
**In the One Hundred and Ninety-Third General Court  
(2023-2024)**  
\_\_\_\_\_

An Act relative to consumer rights of renters.

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:*

- 1           SECTION 1. Section 15B of chapter 186 of the General Laws, as appearing in the 2020  
2   Official Edition, is hereby amended by inserting at the end thereof the following:-
- 3           (10) A lessor, or agent thereof, of a residential property shall not require the signing of a  
4   lease more than three months in advance of the termination date of the current lease.