

HOUSE No.

The Commonwealth of Massachusetts

PRESENTED BY:

James J. O'Day

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 enhancing child safety.

PETITION OF:

NAME:	DISTRICT/ADDRESS:	DATE ADDED:
<i>James J. O'Day</i>	<i>14th Worcester</i>	<i>1/13/2025</i>

HOUSE No.

[Pin Slip]

The Commonwealth of Massachusetts

**In the One Hundred and Ninety-Fourth General Court
(2025-2026)**

An Act relative to enhancing child safety.

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. Chapter 111 of the General Laws, as appearing in 2022 Official Edition, is
2 hereby amended by inserting after section 127P the following section:- Section 127Q. Any
3 landlord who has a tenant in a residential unit with a window higher than 6 feet off the ground
4 shall inform the tenant that the landlord shall install window guards in any such windows at no
5 additional cost to the tenant when the tenant can document the presence of children under 10
6 years of age in the unit. If any such windows are an access to fire escape routes or structures, the
7 window guard shall be removable. The tenant shall not remove the window guards for any
8 reason except emergency egress in times of a fire or other situation involving hazardous
9 materials. The obligations of a landlord to install window guards under this section shall not
10 affect the ability of a renter to lease the unit; and any discrimination by the landlord in this regard
11 shall be punishable by a fine of not less than \$250 but not more than \$500.