

By Mr. Honan of Boston, petition of Kevin G. Honan, Althea Garrison and W. Paul White for legislation to further regulate public housing accommodations in the Commonwealth. Housing and Urban Development.

The Commonwealth of Massachusetts

In the Year One Thousand Nine Hundred and Ninety-Three.

AN ACT TO REFORM CERTAIN ASPECTS OF PUBLIC HOUSING.

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

1 Chapter 121B of the General Laws is hereby amended by
2 inserting after 44A the following section:

3 Section 44B. Notwithstanding any other provisions of this
4 Chapter to the contrary, a local housing authority in a city or town
5 or a regional housing authority under Section 3A may determine
6 tenant selection and may make the final determination with regard
7 thereto in any unit within said city or town which is subsidized
8 in whole or in part or in any project which is financed by the
9 municipality, Commonwealth or federal government.

10 Section 44C. Notwithstanding any other provisions of this
11 Chapter to the contrary, a local housing authority in a city or town
12 or a regional housing authority under Section 3A may exchange
13 information with local enforcement and service agencies regarding
14 tenants and unit owners who are benefitting from subsidies
15 provided by the municipality, Commonwealth or federal
16 government.

17 Section 44D. Notwithstanding any other provision of this
18 Chapter to the contrary, a local housing authority in a city or town
19 or a regional housing authority under Section 3A may make the
20 final determination with regard thereto in any unit within said city
21 or town based upon the unit owners willingness to assign a local
22 contact and publicly post said contact's name and telephone
23 number if said unit is subsidized in whole or in part or is in any

24 project which is financed by the municipality, Commonwealth or
25 federal government.

26 Section 44E. Notwithstanding any other provisions of this
27 Chapter to the contrary, a local housing authority in a city or town
28 or a regional housing authority under Section 3A may make the
29 final determination with regard to denial or termination of
30 assistance to tenants based upon non-criminal criteria, including
31 but not limited to previous or current lease violations and
32 disorderly conduct.

33 Section 44F. Notwithstanding any other provisions of this
34 Chapter to the contrary, a local housing authority in a city or town
35 or a regional housing authority under Section 3A may make the
36 final determination with regard to the support services needs of
37 eligible tenants by conducting needs assessments of all said tenants
38 who are benefitting from subsidies provided by the municipality,
39 Commonwealth or federal government.

40 Section 44G. Notwithstanding any other provisions of this
41 Chapter to the contrary, funds appropriated for the rental
42 assistance programs should be used to promote housing choice
43 and mobility for tenants. Regarding housing choice and mobility,
44 a local housing authority in a city or town or a regional housing
45 authority under Section 3A may not determine local preference
46 in making a final determination with respect to rentals and tenant
47 selection.

48 Section 44H. Notwithstanding any other provisions of this
49 Chapter to the contrary, funds appropriated for the rental
50 assistance programs established by Sections 42 to 44 may be
51 advanced to a local housing authority for purposes of providing
52 capital subsidies to allow the mortgage refinancing of units.