



131st MAINE LEGISLATURE

FIRST REGULAR SESSION-2023

Legislative Document

No. 1107

H.P. 703

House of Representatives, March 9, 2023

**Resolve, to Establish a Pilot Project to Improve Access to Credit for
Low-income Individuals**

Reference to the Committee on Labor and Housing suggested and ordered printed.

Robert B. Hunt
ROBERT B. HUNT
Clerk

Presented by Representative ZAGER of Portland.
Cosponsored by Representatives: ARATA of New Gloucester, BLIER of Buxton, CLOUTIER of Lewiston, GERE of Kennebunkport, ZEIGLER of Montville, Senator: TIPPING of Penobscot.

1 **Sec. 1. Maine State Housing Authority to conduct 2-year rent payment**
 2 **reporting pilot project. Resolved:** That the Maine State Housing Authority shall
 3 develop and administer through a contract with an appropriate vendor a 2-year pilot project
 4 to facilitate rent payment history reporting to credit reporting agencies for purposes of
 5 establishing or improving the credit ratings of low-income residential tenants through
 6 voluntary participation of residential landlords and tenants in the State in submitting rent
 7 payment histories of tenants. The project may not charge a fee to a landlord or a tenant for
 8 participation in the program. The Maine State Housing Authority shall seek to enroll as
 9 many residential tenants as possible who are persons of low income in the State and who
 10 broadly represent the various regions of the State, including urban, suburban and rural
 11 areas. For purposes of this section, "persons of low income" has the same meaning as in
 12 the Maine Revised Statutes, Title 30-A, section 4702, subsection 12.

13 **Sec. 2. Maine State Housing Authority to issue a request for proposals.**
 14 **Resolved:** That the Maine State Housing Authority shall issue a request for proposals for
 15 a vendor to provide an automated subscription-based service to collect, process and submit
 16 to appropriate credit reporting agencies rent payment histories collected under the pilot
 17 project described in section 1. The request for proposals must favor proposals that provide
 18 value in services delivered per unit cost, equity and impartiality in its processes, compliance
 19 with federal and state laws and privacy protections for pilot project participants.

20 **Sec. 3. Report. Resolved:** That by December 3, 2025, the Maine State Housing
 21 Authority shall submit a report on the pilot project detailing the effectiveness of collecting
 22 and reporting rent payment histories and analysis of any improvement in the credit ratings
 23 of tenant participants along with any recommended legislation to the joint standing
 24 committee of the Legislature having jurisdiction over labor and housing. The joint standing
 25 committee may report out legislation based upon the report to the Second Regular Session
 26 of the 132nd Legislature.

27 **Sec. 4. Appropriations and allocations. Resolved:** That the following
 28 appropriations and allocations are made.

29 **HOUSING AUTHORITY, MAINE STATE**
 30 **Rent Payment Reporting Pilot Project N428**

31 Initiative: Provides one-time funds for contracting services and subscription fees necessary
 32 to implement and administer the pilot project.

33 GENERAL FUND	2023-24	2024-25
34 All Other	\$250,000	\$0
35		
36 GENERAL FUND TOTAL	<u>\$250,000</u>	<u>\$0</u>

37 **SUMMARY**

38 This resolve requires the Maine State Housing Authority to implement and administer
 39 a 2-year pilot project to collect and report tenant rent payment histories to appropriate credit
 40 reporting agencies with the purpose of improving the credit ratings of low-income
 41 residential tenants. The resolve includes a one-time appropriation of \$250,000 to contract
 42 with a vendor and pay subscription costs to implement and administer the project.