

112TH CONGRESS  
1ST SESSION

# H. R. 233

To reform the provisions requiring “one-strike” eviction from public and federally assisted housing.

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IN THE HOUSE OF REPRESENTATIVES

JANUARY 7, 2011

Ms. JACKSON LEE of Texas introduced the following bill; which was referred to the Committee on Financial Services

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## A BILL

To reform the provisions requiring “one-strike” eviction from public and federally assisted housing.

1 *Be it enacted by the Senate and House of Representa-*  
2 *tives of the United States of America in Congress assembled,*

3 **SECTION 1. SHORT TITLE.**

4 This Act may be cited as the “No One Strike Eviction  
5 Act of 2011”.

6 **SEC. 2. REFORM OF “ONE STRIKE” MANDATORY EVICTION.**

7 (a) UNITED STATES HOUSING ACT OF 1937.—Sec-  
8 tion 6(k) of the United States Housing Act of 1937 (42  
9 U.S.C. 1437d(k)) is amended—

1           (1) by redesignating paragraphs (1) through  
2           (6) as subparagraphs (A) through (F) and realign-  
3           ing such subparagraphs (as so redesignated) so as to  
4           be indented 4 ems from the left margin;

5           (2) by striking “(k) The Secretary shall” and  
6           inserting the following:

7           “(k) REVIEW OF EVICTION AND DENIALS OF TEN-  
8           ANCY.—

9           “(1) IN GENERAL.—Subject to paragraph (3),  
10          the Secretary shall”;

11          (3) by striking “For any grievance concerning”  
12          and inserting the following:

13          “(2) EXPEDITED PROCEDURES.—Subject to  
14          paragraph (3), for any grievance concerning”; and

15          (4) by adding at the end the following new  
16          paragraph:

17          “(3) MITIGATING CIRCUMSTANCES AND INNO-  
18          CENT OWNER.—

19                 “(A) MITIGATING CIRCUMSTANCES.—In  
20                 determining whether to evict a tenant, termi-  
21                 nate a tenancy, or deny an application for ten-  
22                 ancy due to a criminal conviction of the person  
23                 that is the subject of a grievance, and in any  
24                 judicial review of such determination, the public  
25                 housing agency or other reviewing body shall

1 consider all mitigating circumstances and the  
2 impact of the eviction, termination, or denial  
3 upon the family and dependents of that person.

4 “(B) INNOCENT TENANTS.—A tenant shall  
5 not be subject to eviction, denied a tenancy, or  
6 have a tenancy terminated based solely upon  
7 the familial relationship of the tenant to a per-  
8 son who has been convicted of a criminal of-  
9 fense.”.

10 (b) QUALITY HOUSING AND WORK RESPONSIBILITY  
11 ACT OF 1998.—

12 (1) INELIGIBILITY.—Section 576 of the Quality  
13 Housing and Work Responsibility Act of 1998 (42  
14 U.S.C. 13661) is amended—

15 (A) in subsection (b)—

16 (i) in paragraph (1), by striking “any  
17 household with a member” and inserting  
18 “any person”; and

19 (ii) in paragraph (2)—

20 (I) by striking “any household”  
21 and inserting “any person”; and

22 (II) by striking “household mem-  
23 ber” each place such term appears  
24 and inserting “person”;

25 (B) in subsection (c)—

1 (i) in the matter preceding paragraph

2 (1)—

3 (I) by striking “or any member  
4 of the applicant’s household”; and

5 (II) by striking “applicant house-  
6 hold” and inserting “applicant”; and

7 (ii) in paragraph (2)—

8 (I) by striking “or individuals in  
9 the applicant’s household”; and

10 (II) by striking “have not” and  
11 inserting “has not”;

12 (C) by redesignating subsection (d) as sub-  
13 section (e); and

14 (D) by inserting after subsection (c) the  
15 following new subsection:

16 “(d) REVIEW OF DENIAL OF APPLICATION.—

17 “(1) REVIEW OF DENIAL.—The denial of an ap-  
18 plication under this section shall be subject to review  
19 in accordance with the provisions of section 6(k) of  
20 the United States Housing Act of 1937 (42 U.S.C.  
21 1437d(k)).

22 “(2) INNOCENT APPLICANTS.—Nothing in this  
23 section shall allow for the denial of an application  
24 based solely on the familial relationship of an appli-

1 cant to a person who has a criminal conviction or is  
2 otherwise in violation of this section.”.

3 (2) TERMINATION OF TENANCY AND ASSIST-  
4 ANCE FOR ILLEGAL DRUG USERS AND ALCOHOL  
5 ABUSERS IN FEDERALLY ASSISTED HOUSING.—Sec-  
6 tion 577 of the Quality Housing and Work Respon-  
7 sibility Act of 1998 (42 U.S.C. 13662) is amend-  
8 ed—

9 (A) in subsection (a), by striking “house-  
10 hold with a member” and inserting “person”;

11 (B) in subsection (b)—

12 (i) by striking “household based” and  
13 inserting “person based”;

14 (ii) by striking “by a household mem-  
15 ber” and inserting “by that person”; and

16 (iii) by striking “such household mem-  
17 ber” and inserting “such person”; and

18 (C) by adding at the end the following:

19 “(c) REVIEW OF TERMINATION OF TENANCY.—The  
20 decision to terminate the tenancy or assistance of any per-  
21 son under this section shall be subject to review in accord-  
22 ance with the provisions of section 6(k) of the United  
23 States Housing Act of 1937 (42 U.S.C. 1437d(k)).

24 “(d) INNOCENT TENANTS.—Nothing in this section  
25 shall allow for the termination of a tenancy or assistance

1 to any person based solely on the familial relationship of  
2 the tenant to a person who is in violation of this section.”.

3 (c) REQUIREMENT OF INTENT OR KNOWLEDGE OF  
4 CRIME BEFORE EVICTION FROM OR DENIAL OF PUBLIC  
5 AND PUBLICLY ASSISTED HOUSING.—The United States  
6 Housing Act of 1937 is amended—

7 (1) in each of sections 6(l)(6) and 8(o)(7)(D)  
8 (42 U.S.C. 1437d(l)(6) and 1437f(o)(7)(D)), by in-  
9 serting after the first semicolon the following: “ex-  
10 cept that such criminal or drug-related activity, en-  
11 gaged in by a member of a tenant’s household or  
12 any guest or other person under the tenant’s control,  
13 shall not be cause for termination of tenancy of the  
14 tenant if the tenant did not know and should not  
15 have known of the activity, or if the tenant, member  
16 of the tenant’s household, or any guest or other per-  
17 son under the tenant’s control was the victim of  
18 criminal activity; and”;

19 (2) in section 8(d)(1)(B)(iii) (42 U.S.C.  
20 1437f(d)(1)(B)(iii)), by inserting after the first  
21 colon the following: “such criminal or drug-related  
22 activity, engaged in by a member of a tenant’s  
23 household or any guest or other person under the  
24 tenant’s control, shall not be cause for termination  
25 of tenancy of the tenant if the tenant did not know

1       and should not have known of the activity, or if the  
2       tenant, member of the tenant's household, or any  
3       guest or other person under the tenant's control was  
4       the victim of criminal activity; and except that''.

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