

SENATE BILL NO. 162

IN THE LEGISLATURE OF THE STATE OF ALASKA
THIRTY-THIRD LEGISLATURE - SECOND SESSION

BY SENATOR DUNBAR

Introduced: 1/16/24

Referred: Judiciary, Labor and Commerce

A BILL

FOR AN ACT ENTITLED

1 **"An Act relating to discrimination based on residency in this state in transactions**
2 **involving real property."**

3 **BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF ALASKA:**

4 *** Section 1.** AS 18.80.240 is amended to read:

5 **Sec. 18.80.240. Unlawful practices in the sale or rental of real property.** It
6 is unlawful for the owner, lessee, manager, or other person having the right to sell,
7 lease, or rent real property

8 (1) to refuse to sell, lease, or rent the real property to a person because
9 of sex, marital status, changes in marital status, pregnancy, race, religion, physical or
10 mental disability, color, **residency in this state**, or national origin; however, nothing
11 in this paragraph prohibits the sale, lease, or rental of classes of real property
12 commonly known as housing for "singles" or "married couples" only;

13 (2) to discriminate against a person because of sex, marital status,
14 changes in marital status, pregnancy, race, religion, physical or mental disability,

1 color, residency in this state, or national origin in a term, condition, or privilege
 2 relating to the use, sale, lease, or rental of real property; however, nothing in this
 3 paragraph prohibits the sale, lease, or rental of classes of real property commonly
 4 known as housing for "singles" or "married couples" only;

5 (3) to make a written or oral inquiry or record of the sex, marital status,
 6 changes in marital status, race, religion, physical or mental disability, color, residency
 7 in this state, or national origin of a person seeking to buy, lease, or rent real property;

8 (4) to offer, solicit, accept, use, or retain a listing of real property with
 9 the understanding that a person may be discriminated against in a real estate
 10 transaction or in the furnishing of facilities or sources in connection therewith because
 11 of a person's sex, marital status, changes in marital status, pregnancy, race, religion,
 12 physical or mental disability, color, residency in this state, national origin, or age;

13 (5) to represent to a person that real property is not available for
 14 inspection, sale, rental, or lease when in fact it is so available, or to refuse to allow a
 15 person to inspect real property because of the race, religion, physical or mental
 16 disability, color, residency in this state, national origin, age, sex, marital status,
 17 change in marital status, or pregnancy of that person or of any person associated with
 18 that person;

19 (6) to engage in blockbusting;

20 (7) to make, print, or publish, or cause to be made, printed, or
 21 published, any notice, statement, or advertisement with respect to the sale or rental of
 22 real property that indicates any

23 (A) preference, limitation, or discrimination based on race,
 24 color, religion, physical or mental disability, sex, or national origin, or an
 25 intention to make the preference, limitation, or discrimination; or

26 (B) limitation or discrimination based on residency in this
 27 state, or an intention to make the limitation or discrimination.