

1 H.619

2 Introduced by Representative Andriano of Orwell

3 Referred to Committee on

4 Date:

5 Subject: Housing; residential rental agreements; fees and expenses

6 Statement of purpose of bill as introduced: This bill proposes to create, for any
7 written rental agreement that contains a provision awarding a prevailing
8 landlord attorney's fees or expenses incurred in enforcing the agreement or
9 evicting the tenant, a reciprocal provision awarding a prevailing tenant
10 attorney's fees or expenses.

11 An act relating to creating reciprocal rights to landlord-tenant attorney's
12 fees and expenses

13 It is hereby enacted by the General Assembly of the State of Vermont:

14 Sec. 1. 9 V.S.A. § 4466 is added to read:

15 § 4466. RECIPROCAL RIGHTS TO ATTORNEY'S FEES AND

16 EXPENSES

17 Any written rental agreement that contains a provision awarding a

18 prevailing landlord attorney's fees or expenses, or both, incurred in enforcing

19 the rental agreement or terminating the tenancy is deemed to contain a

20 reciprocal provision awarding a prevailing tenant attorney's fees or expenses.

1 or both, incurred in defending any such action or enforcing the terms of the
2 rental agreement.

3 Sec. 2. EFFECTIVE DATE

4 This act shall take effect on July 1, 2024.