

119TH CONGRESS
2D SESSION

S. 4361

To modify the reasonable requirements that may be imposed on pet owners living in public housing, and for other purposes.

IN THE SENATE OF THE UNITED STATES

APRIL 21, 2026

Mr. SCHIFF introduced the following bill; which was read twice and referred to the Committee on Banking, Housing, and Urban Affairs

A BILL

To modify the reasonable requirements that may be imposed on pet owners living in public housing, and for other purposes.

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 “Pets Belong with Fam-
5 ilies Act”.

6 **SEC. 2. PROHIBITION ON BREED RESTRICTIONS.**

7 Section 31 of the United States Housing Act of 1937
8 (42 U.S.C. 1437z–3) is amended by striking subsection
9 (b) and inserting the following:

10 “(b) REASONABLE REQUIREMENTS.—

1 “(1) IN GENERAL.—The reasonable require-
2 ments referred to in subsection (a) may include—

3 “(A) requiring payment of a pet deposit by
4 a tenant owning or having pets, except that—

5 “(i) the pet deposit—

6 “(I) shall not exceed 10 percent
7 of the tenant’s monthly base rent; and

8 “(II) shall be amortized over not
9 less than 3 months as part of a ten-
10 ant’s rental payments; and

11 “(ii) any amount of a pet deposit that
12 is unused at the termination of the tenancy
13 shall be reimbursed to the tenant within 30
14 days of vacating a dwelling unit;

15 “(B) limitations on the number of animals
16 in a dwelling unit or building, based on unit
17 size or other relevant conditions;

18 “(C) prohibitions on certain species of ani-
19 mals prohibited by State or local law; and

20 “(D) prohibitions on any individual animal
21 that is declared a threat to public health and
22 safety by a court of competent jurisdiction or
23 whose ownership is otherwise prohibited by
24 State or local law.

1 “(2) PROHIBITION ON WITHHOLDING.—A pub-
2 lic housing agency may not withhold a pet deposit
3 described in paragraph (1) for damage unrelated to
4 the pet, including due to ordinary wear and tear.

5 “(3) LIMITATION.—The reasonable require-
6 ments described in subsection (a) shall not include
7 any prohibition based on the breed, size, or weight
8 of an animal.”.

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