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HOUSE BILL NO. 119

Offered January 14, 2026

Prefiled January 2, 2026

A BILL to direct the Board of Housing and Community Development to convene a stakeholder advisory group to evaluate changes to the Uniform Statewide Building Code addressing temperature regulation.

Patrons—Keys-Gamarra, Guzman and Watts

Committee Referral Pending

Be it enacted by the General Assembly of Virginia:

1. § 1. *That the Board of Housing and Community Development (the Board) shall convene a stakeholder advisory group to evaluate changes to Chapter 6 of the Uniform Statewide Building Code, 13VAC5-63-540 of the Virginia Administrative Code, to address temperature regulation, including a requirement that every owner and operator of a Group R-2 apartment building that rents, leases, or lets one or more dwelling units, rooming units, or guestrooms on terms, either express or implied, shall (i) furnish cooling to the occupants thereof during the period from May 1 to October 15 to maintain a temperature of not more than 77 degrees Fahrenheit in all habitable rooms and (ii) furnish heat to the occupants thereof during the period from October 15 to May 1 to maintain a temperature of not less than 68 degrees Fahrenheit in all habitable rooms. Such advisory group shall include representatives of tenant advocacy groups, landlords, representatives of residential real estate, public health professionals, and other interested stakeholders. The advisory group shall submit its findings and recommendations to the Board and to the Chairs of the House Committee on General Laws and the Senate Committee on General Laws and Technology no later than November 1, 2026.*

INTRODUCED

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