



STATE OF INDIANA
OFFICE OF THE GOVERNOR
State House, Second Floor
Indianapolis, Indiana 46204

Eric J. Holcomb
Governor

March 25, 2020

The Honorable Rodric Bray
President Pro Tempore
Indiana State Senate
Statehouse
Indianapolis, IN 46204

MESSAGE FROM THE GOVERNOR

By the authority vested in me as Governor of Indiana, under the provisions of Article 5, Section 14, of the Constitution of the State of Indiana, I do hereby veto Senate Enrolled Act No. 148, enacted during the second regular session of the 121st General Assembly and related to zoning and housing matters.

While I understand the bill was intended to create uniformity between state and local law governing the relationship between landlords and tenants, I believe this is not the right time for such language to become law. Since the Indiana General Assembly adjourned just two weeks ago, circumstances have changed dramatically and I have taken numerous steps to protect Hoosiers from the spread and effects of COVID-19. As part of our response, I signed Executive Order 20-06 prohibiting eviction or foreclosure actions involving residential real estate or property to protect Hoosiers during this public health emergency.

Further, I believe the language in the bill is overly broad. If enacted it would prevent almost any type of local control over landlord-tenant relationships. It even contains a particularly broad provision pre-empting local governments from regulating “any other aspect of the landlord-tenant relationship.”

While I appreciate the attempt to create retaliatory protections, I vetoed Senate Enrolled Act No. 148 for the reasons above. I took no issue with the provisions regarding manufactured homes and industrialized residential structures.

Sincerely,