



January 27, 2026

Honorable Chairman Alexander
NH House Housing Committee
Subject: Testimony in Opposition to HB 1336

Dear Honorable Chair and members of the committee,

Thank you for the opportunity to testify in opposition to HB 1336. For the record my name is Krysten Evans, and I serve as the Director of Policy for ABLE NH, a statewide disability justice organization that works to protect and expand the civil and human rights of people with disabilities across New Hampshire. I urge you to oppose House Bill 1336.

In a housing market already defined by crisis, scarcity, and profound inequality, HB 1336 does not create opportunity. It creates exclusion. It does not expand access. It erects barriers. And it does not promote stability. It deepens displacement.

New Hampshire is in the grip of a historic housing emergency. Our rental vacancy rate is below 1 percent, meaning families and individuals are competing for an almost nonexistent supply of housing. Rents have risen more than 30 percent in just the last few years, while wages and disability benefits have remained stagnant. For tens of thousands of residents, especially people with disabilities, seniors, and families with children, housing is no longer merely difficult to find. It is mathematically out of reach.

HB 1336 would make that crisis worse.

For people with disabilities, this bill is devastating. Disability and poverty are deeply intertwined. People with disabilities are far more likely to live in poverty, to rely on fixed incomes, and to face discrimination in housing. Many carry medical debt from life-sustaining care. Many experience employment disruption due to inaccessible workplaces, lack of accommodations, or caregiving responsibilities. Many have eviction histories rooted not in negligence, but in hospitalization, domestic violence, or inaccessible housing conditions. HB 1336 transforms these lived realities into financial punishments.

By allowing landlords to impose higher deposits based on credit scores, income thresholds, eviction histories, and outstanding judgments, this bill legitimizes

economic profiling. It gives legal cover to systemic discrimination. It tells people with disabilities, survivors of trauma, and low-income families that stability is reserved for those with wealth, while insecurity is the price of vulnerability.

The consequences are profound. Research consistently shows that high upfront housing costs increase housing instability, force families into unsafe living conditions, and drive homelessness. When people cannot access housing, they cycle through emergency rooms, shelters, institutional settings, and temporary placements. Children lose academic stability. Workers lose employment. Health deteriorates. Public systems absorb enormous downstream costs. HB 1336 does not reduce risk. It transfers it onto those least able to survive it.

Housing stability is foundational. Without it, nothing else works. Healthcare fails. Education fails. Employment fails. Community integration fails. Civil rights fail.

At a moment when New Hampshire faces unprecedented housing need, this legislature should be removing barriers, not building new ones. It should be strengthening tenant protections, not weakening them. It should be advancing policies rooted in dignity, equity, and inclusion, not market logic that rewards those with power while punishing those without it.

HB 1336 does not solve the housing crisis. It exploits it.

ABLE NH urges you to reject this bill. Choose policies that expand access, protect vulnerable residents, and affirm the fundamental truth that housing is not a privilege. It is a human right.

Thank you for the opportunity to testify.

Respectfully submitted,



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