



Roy Cooper, Governor
State of North Carolina

GOVERNOR ROY COOPER OBJECTIONS AND VETO MESSAGE:

House Bill 556, "AN ACT TO CODIFY THE LAW OF TENANCY IN COMMON IN THIS STATE, AS RECOMMENDED BY THE NORTH CAROLINA BAR ASSOCIATION, TO MAKE CHANGES TO NORTH CAROLINA'S NOTARY PUBLIC LAWS, AS REQUESTED BY THE DEPARTMENT OF THE SECRETARY OF STATE, TO PROHIBIT COUNTIES AND CITIES FROM ADOPTING CERTAIN ORDINANCES, RULES, AND REGULATIONS THAT WOULD PROHIBIT LANDLORDS FROM REFUSING TO RENT TO TENANTS BECAUSE A TENANT'S LAWFUL SOURCE OF INCOME TO PAY RENT INCLUDES FUNDING FROM A FEDERAL HOUSING ASSISTANCE PROGRAM, TO CLARIFY AUTHORIZED LITIGATION COSTS IN SUMMARY EJECTMENT MATTERS, AND TO ESTABLISH THE SMALL CLAIM APPEAL PERIOD BEGINNING WHEN A JUDGMENT IS RENDERED."

This bill would make it harder for low-income families, the elderly and people with disabilities to find affordable rental housing by preventing local governments from protecting against rent discrimination based on lawful income. It also creates legal ambiguity regarding when eviction orders become effective and the potential for increased legal expenses for renters in disputes with landlords.

Therefore, I veto the bill.

A handwritten signature in black ink that reads "Roy Cooper".

Roy Cooper
Governor

The bill, having been vetoed, is returned to the Clerk of the North Carolina House on this the 3rd day of July 2024, at 3:01 pm for reconsideration by that body.

The Capitol Building, Raleigh, NC 27602
Mail: 20301 Mail Service Center, Raleigh, NC 27699-0301
Phone: (919)814-2100

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the appeal by paying the court costs. The failure to demand a trial by jury in district court by the appealing party before the time to perfect the appeal has expired is a waiver of the right thereto.

(b1) A person desiring to appeal as an indigent shall, within 10 days of ~~entry of judgment by the magistrate, a magistrate rendering a judgment,~~ file an affidavit that ~~he or she~~ the person is unable by reason of poverty to pay the costs of appeal. Within 20 days after ~~entry of judgment, a judgment is rendered,~~ a superior or district court judge, magistrate, or the clerk of the superior court may authorize a person to appeal to district court as an indigent if the person is unable to pay the costs of appeal. The clerk of superior court shall authorize a person to appeal as an indigent if the person files the required affidavit and meets one or more of the criteria listed in G.S. 1-110. A superior or district court judge, a magistrate, or the clerk of the superior court may authorize a person who does not meet any of the criteria listed in G.S. 1-110 to appeal as an indigent if the person cannot pay the costs of appeal.

The district court may dismiss an appeal and require the person filing the appeal to pay the court costs advanced if the allegations contained in the affidavit are determined to be untrue or if the court is satisfied that the action is frivolous or malicious. If the court dismisses the appeal, the court shall affirm the judgment of the magistrate.

...."

SECTION 10. Sections 3, 4, and 5 of this act become effective July 1, 2024. Section 9 of this act is effective October 1, 2024, and applies to judgments rendered on or after that date. The amendments contained in Section 8 of this act are intended to be clarifying of the General Assembly's intent under previous amendments to this statute. Except as otherwise provided, this act is effective when it becomes law.

In the General Assembly read three times and ratified this the 27th day of June, 2024.

Phil Berger
President Pro Tempore of the Senate

VETO

Tim Moore
Speaker of the House of Representatives

Roy Cooper
Governor

Approved _____ .m. this _____ day of _____, 2024

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