

2025 LEGISLATIVE BILL TRACKER								2.6.25
Category & Impacted PCMC Dept	Bill #	Elec	Bill Sponsor	Floor Sponsor	Bill Summary	Status if Known	Stance	
Budget/Finance								
Procurement	HB12	Division of Purchasing and General Services Amendments	Rep. Peterson, Val	Sen, McKell, Michael	Clarifies that an award is selection of a vendor, but does not mean the acceptance of any terms or conditions in relation to a contract. Restricts the execution of specific contracts including contracts which hold harmless the vendor; grants the vendor unilateral authority to modify the contract; in the event of a dispute, restricts the procurement unit from being defended by the attorney general or other counsel of their choosing; is inconsistent with state law.	1.21.25 House Passed; 2.5.25 Senate 3rd Reading Calendar;		
Fees	HB20	Municipal Ordinance Amendments	Rep. Shepard, Lisa		Allows governing bodies to assess Civil penalties not to exceed the max Class B misdemeanor fine unless a fine for the same violation was imposed 3 or more times within the past 12 months.	2.5.25 House Committee;	Supported by ULCT	
					Tourism Tax Discussion Anticipated - No Bill Language Available		PCMC Legislative Platform Policy (PCMC Policy) #1 or 5	
Public Safety								
School Safety	HB40	School Safety Amendments	Rep. Wilcox, Ryan		Regulates school safety including communication devices, building standards (such as bulletproof film on windows), and required security personnel to complete mental health assessments. Supported in concept but the ULELC- ongoing discussions to refine inspection and training language.	1.30.25 House 3rd Reading Calendar;	Supported by Utah Law Enforcement Legislative Committee (ULELC)	
Substance Control	HB54	Hemp Amendments	Rep. Dailey-Provost, Jennifer	Sen. Vickers, Evan	Eliminates background check requirements for licenses and requires video surveillance systems at retail locations.	2.4.25 House Passed; 2.5.25 Senate Committee		
School Safety	HB104	Firearm Safety in Schools	Rep. Shipp, Rex		Requires law enforcement agencies to provide firearm safety instruction to students K-6 annually, once in middle school, and one in high school.	1.23.25 House Committee;		
School Safety	HB128	Dangerous Weapon at School Amendments	Rep. Gwynn, Matthew		Clarifies that the crime of possessing a dangerous weapon on or about school premises applies to both minors and adults	1.30.25 House 3rd Reading Calendar;	Supported by ULELC	
Public Safety	SB138	License Plate Reader Amendments	Sen. Owens, Derrin		Allows government entity to use information obtained from automatic license plate readers for law enforcement purposes.	1.28.25 Senate Committee;	Supported by ULCT	
Social Equity								
Pronouns	HB250	Public Employee Gender-specific Language Requirements	Rep. Peck, Nicholeen	Sen. McCay, Daniel	Prohibits school districts from disciplining teachers who, in good faith, use the name and pronouns of a student that coincide with their biological gender, regardless of the individual's or the parents' preference.	2.4.25 House Committee;	Opposed by PCMC Policy #8	
Inmate Medical Resources	HB252S1	State Custody Amendments	Rep. Lisonbee, Karianne	Sen. Owens, Derrin	Prohibits the Utah Department of Corrections from initiating surgical or hormonal treatments to help transgender prison inmates transition. Mental healthcare may be provided to individuals suffering from gender dysphoria. Restricts inmate placement in secure care and youth rooms by birth gender.	2.3.25 House Passed; 2.5.25 Senate Committee	Opposed by PCMC Policy #8	
Student Housing	HB269S1	Privacy Protections in Sex-designated Areas	Rep. Gricius, Stephanie	Sen. Brammer, Brady	Requires individuals in student housing in higher education facilities to reside in facilities that correspond with their birth certificate and the individuals must have undergone primary sex characteristic surgery.	1.28.25 House Passed; 2.5.25 Senate 2nd Reading	Opposed by PCMC Policy #8	

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Housing, Building, Land Use, and Licensing								
Housing	HB37	Utah Housing Amendments	Rep. Dunnigan, James		Allows municipalities to implement a residential development overlay zone allowing single family dwellings on small lots (5,400 sf or smaller); diver housing options (duplex, triplex, four-plex, townhome, etc.); or a combination thereof. Minimum of 8 units per acre. Legislative body may require up to 5 years of owner occupancy, sold for no more than 120% AMI, or rented to 80% AMI max. Requires additional info in the moderate income housing report.	1.24.25 House Committee;		
Building	HB58S1	Building Inspector Amendments	Rep. Peterson, Thomas		Identifies qualification for Building Officials including 6 yrs experience as an architect, engineer, inspector, or plans examiner; active license; 40 hrs. training. Requires the Uniform Building Code Commission to collect data- stakeholder feedback and prepare an annual report. Eliminated the requirement for building inspectors to be nationally certified and for the Commission to establish qualifications. Add additional provisions outlining unlawful conduct for building inspectors. *anticipated substitute language will address plans examiners	1.29.25 House 2nd Reading;	Supported by ULCT; Supported by Utah Code Officials Legislative Affairs Committee (COLA)	
Housing	HB88	Housing Policy Amendments	Rep. Ward, Raymond	Sen. Fillmore, Lincoln	Identifies an accessory dwelling unit, internal or external, on a 4,000 sf lot containing a detached single family dwelling, is a permitted use in a residential zone of an urban municipality. The accessory dwelling unit can not be required to have larger setbacks than the single family home or have a larger setback than required for safety of the adjacent neighbor consents in writing. Urban Municipalities may not prohibit the use of modular units in a residential zone. *also see HB90	1.28.25 House Committee;	Opposed by PCMC Policy #6; Opposed by ULCT	
Housing	HB90S1	Zoning Amendments	Rep. Ward, Raymond	Sen. Fillmore, Lincoln	Established that a detached single family dwelling on a lot of at least 6,000 sf is a permitted use in a residential zone in urban municipalities (in 1st or 2nd class county). Summit Co is 3rd class. *also see HB88	1.30.25 House Committee;	Opposed by PCMC Policy #6; Opposed by ULCT	
Housing	HB149	Single Family Home Ownership Amendments	Rep. Clancy, Tyler		Prohibits institutional investors (partnership, corporation, LLC, etc.) from purchasing single family homes. Exception for affordable housing nonprofits, family trust (majority are related and a "TRUST" as defined by the IRS) or family LLC (up to 5 related individuals). Must alienate the home within 1 year of purchase.	1.21.25 House Committee;		
Housing	HB151	Home Sales Amendments	Rep. Bennion, Gay Lynn		Restricts a single family home buyer in a first class county from purchasing until the listing is 30 days old unless the purchaser signs an affidavit of intent to occupy the home as a primary residence for at least 1 year. The affidavit must be recorded on the property. Allows for sellers with exigent circumstances or a renter resides in the home. Prohibits the bulk sale (two or more single family homes) foreclosed single family homes in one transaction.	1.21.25 House Committee;		
Building	HB175	Home Construction Amendments	Rep. Ward, Raymond	Sen. Musselman, Calvin	Amends the International Residential Code to include 3- and 4-family dwellings.	2.3.25 House 2nd Reading;		
Sign Regulations	HB198	Highway Expansion Impacts on Signage Amendments	Rep. Peterson, Val		Removes the current max distance from the interstate or highway billboards can placed if it must be relocated due to highway construction or widening.	1.24.25 House Committee;	Opposed by ULCT	
HOAs	HB217	Homeowners' Association Amendments	Rep. Walter, Neil		Establishes the Office of Homeowners' Association Ombudsman and provide advisory opinions.	1.27.25 House Committee;		

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Housing	HB255	Local Land Use Modifications	Rep. Chew, Scott		Authorizes an owner of at least 50 contiguous acres of agricultural land in a county of the third, fourth, fifth, or sixth class to create a new lot that, after the division, is separate from the remainder of the original 50 contiguous acres of agricultural land. Requires the minor subdivision lot to be at least 500 feet from another minor subdivision lot within the same divided agricultural property.	2.4.25 House Committee;	Supported by ULCT	
Short Term Rentals	HB256	Municipal Zoning Amendments	Rep. Walter, Neil		Clarifies that a municipality or county that regulates short-term rentals may use a listing on a short-term rental website as evidence that a short-term rental took place so long as the municipality or county has additional information to support its position that a property owner violated a municipality or county ordinance. Allows a municipality or county to provide notice to a short-term rental website indicating that a listing or offering violates business licensing requirements or zoning requirements. Provides that a short-term rental website is not obligated to remove a listing or offering unless it has received notice from a municipality or county. Provides that a municipality or county that imposes transient room tax on short-term rentals may provide a listing or offering on a short-term rental website to the county auditor as evidence that a short-term rental owner may be subject to the transient room tax.	1.31.25 House 2nd Reading;	Supported by PCMC Policy #2; Supported by ULCT	
HOAs	HB262	HOA Board Education Amendments	Rep. Acton, Cheryl		Establishes education requirements for HOA board members- 1 hour per calendar year.	2.4.25 House Committee;		
Building	HB313	State Construction and Electrical Standards Amendments	Rep. Peterson, Thomas		Amends the State Construction Code to align with the updated International Residential Code and National Electrical Code.	2.5.25 Committee Passed;	Supported by COLA	
Land Use- Gravel Pit	HB355	Critical Infrastructure Materials Amendment	Rep. Snider, Casey		"Gravel Pit Bill" Requires critical infrastructure operators to file a declaration of the material use. The operator with a vested use is presumed to have a right to expand, must provide written notice to the legislative body who holds a public hearing.	2.4.25 House Committee;		
Housing	HB360	Housing Attainability Amendments	Rep. Whyte, Stephen	Sen. Fillmore, Lincoln	CHA Bill. Repeals the sunset date for the Education and Mental Health Coordinating Committee, Utah Housing Corporation Act, and Utah Seismic Safety Commission. Authorizes government entities to grant land with or without consideration of moderate income housing. Allows OPMA flexibility when discussing city-owned land. Establishes a definition for GRANT. See SB181	1.31.25 House Committee;	Supported by ULCT	
Land Use	HB368	Local Land Use Amendments	Rep. Whyte, Stephen	Sen. Fillmore, Lincoln	"Land Use Task Force Consensus Bill" which came out of the interim discussions. Eliminates cost for noticing land use amendments. Gives cities notification that they are receiving land and you must agree/accept it. Development right transfers. Development standards are clarified and must be approved legislatively. Cities must have a public hearing in a land use appeal. Cities are required to complete expedited, limited review for identical plan reviews. Bonds must be released when improvements are approved. Cities have 3 days to review a permit application for completeness and moving it to plan review. Landscaping plan not required if the City does not have landscaping requirements.	1.31.25 House 1st Reading;	Supported by ULCT	

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Housing	SB23	First Home Investment Zone Amendments	Sen. Harper, Wayne	Rep. Whyte, Stephen	Clarifies owner-occupancy requirements in a first home investment zone to be 80% household median county income and housing priced 80% of the zip code median home price. Requires 30 housing units per acre, at least 51% of the developable area be within the zone, and that 50% of homes are owner occupied in a home investment zone. Clarifies how extraterritorial homes may be included in density and owner-occupancy requirements for a first home investment zone.	1.21.25 Senate Passed; 1.30.25 Substitute; 2.5.25 House Passed; 2.5.25 House to Senate	Supported by ULCT	
Housing	SB26	Housing and Transit Reinvestment Zone Amendments	Sen. Harper, Wayne	Rep. Whyte, Stephen	Amends the median gross income for a certain percentage of proposed dwelling units within the housing and transit reinvestment zone to the 60 and 80% county median gross income for households of the same size. Limits the collection of a tax increment for a housing and transit reinvestment zone project may be triggered no more than three times per project. S1 clarifies how to address if there is an overlapping reinvestment project area plan already collecting tax	1.21.25 Senate Passed; 2.4.25 House Committee;	Supported by ULCT	
Building	SB58	Mobile Crane Amendments	Sen. Musselman, Calvin		Tower Cranes are allowed to carry a live load over affected and with airspace approval, not a load can not travel over affected land without permission. Mobile Craned requires an owner of real property on which a >3,500 lbs. per sf mobile crane will be used to obtain a geotechnical report and build a structural pad if the geotechnical report states that the property cannot support the maximum crane load. Establishes a presumption of negligence in a civil action for failure to comply.	1.31.25 Senate 2nd Reading Calendar;		
Housing	SB104	Boundary Line Amendments	Sen. Musselman, Calvin		Modifies the process for proposing a boundary adjustment (agreement between two property owners, not subdivision amendment). The land use authority shall approve the adjustment if no additional lots are created, does not impact the ROW. The boundary adjustment is effective immediately upon recording. Municipalities may allow for administrative land use decisions for subdivisions of 10 or fewer parcels.	1.23.25 Senate Committee;	Opposed by PCMC Policy #6; Opposed by ULCT	
Housing	SB152	Local Land Use Regulation Restrictions	Sen. Blouin, Nate		Prohibits municipalities and counties from requiring a garage on one and two family dwellings	1.29.25 Senate Committee;	Opposed by PCMC Policy #6; Opposed by ULCT	
Land Use	SB179	Local Regulation of Business Entities Amendments	Sen. Musselman, Calvin		Requires local governments to adopt an ordinance governing how they will evaluate new and unlisted business uses. Requires an approval/denial decision to be made on new business use authorization within 60 days.	2.5.25 Senate Committee;	Opposed by ULCT	
Housing	SB181	Housing Affordability Amendments	Sen. Fillmore, Lincoln	Rep. Whyte, Stephen	CHA Bill (Commission on Housing Affordability) Identifies the max dimensions that a municipality may required for indoor and outdoor parking spots; municipalities must allow 2 tandem parking to meet parking requirements; restricts the municipalities' ability to regulate parking spot locations; prohibit municipalities from requiring on-site paved parking for single family homes. Consolidates the Olene Walker State Housing Fund and the private activity bond program. Also See HB360	2.3.25 Senate Committee;		
Infrastructure	SB195	Transportation Amendments	Sen. Harper, Wayne	Rep. Christofferson, Kay	Requires Cities to provide a plan to connect roads that deadend due to a canal.	2.5.25 Senate Committee;		

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Water Management & Environmental Sustainability								
Water	HB0045	Irrigation Amendments	Rep. Shipp, Rex		Requires owners and operators of ditches and canals to maintain them or be liable for damages or injuries caused.	1.24.25 House Committee;		
Water	HB81	Fluoride Amendments	Rep. Gricius, Stephanie	Sen. Cullimore, Kirk	Prohibits adding fluoride to public water systems.	1.30.25 House 2nd Reading;		
Water	HB274	Water Amendments	Rep. Snider, Casey		Allows municipalities to set different water rates based on water conservation. Requires Impact fee plans intending to acquire water interest through a long-term water conservation efforts to include cost of the long-term conservation effort, the estimated increase in capacity, and the time period when the water conservation is realized. Retail water suppliers must consider water conservation when setting rates.	2.4.25 House Committee;		
Water	SB92	Golf Course Amendments	Sen. McCay, Daniel	Rep. Hawkins, Jon	Requires USU to study water use on golf courses in the state. The data would be compared to other states to create a master plan for state-owned golf courses and recommend methods to conserve. A report will be provided to the Legislative Water Development Commission by June 30, 2028. Some private courses may have concerns about this info being shared/public.	2.5.25 Senate Passed; 2.5.25 House Committee;		
Public Records, Open Meetings & Elections								
Election	HB109	Municipal Election Amendments	Rep. Abbott, Nelson	Sen. Grover, Keith	Prohibits a 5- or 6-member municipal council from establishing more restrictive procedures for the dismissal of the municipal manager beginning on the day on which a municipal election is held and the councilmember-elect begins their term.	1.29.25 House Passed; 2.3.25 Senate Committee;	Opposed by ULCT	
Election	HB205	Ballot Counting and Ballot Drop Box Modifications	Rep. Thurston, Norman		Requires mailed ballots to be received by the election official before the polls close on election day. Requires at least one ballot drop box to be located no more than a 60-minute drive from 95% of registered voters in a jurisdiction.	1.23.25 House Committee;		
Elections	HB213	Voting Revisions	Rep. Shipp, Rex		Beginning in 2026, voters would have to request a mailing ballot unless they area covered by the Uniform Military and Overseas Voters Act.	1.23.25 House Committee;		
Election	HB291	Mayoral Recall Election Amendments	Rep. Abbott, Nelson		Establishes a process to submit a petition to recall a mayor for a high crime, a misdemeanor, or malfeasance. Requires the clerk to respond in 5 business days, accept or reject the petition. If accepted, recall petitions shall contain signatures of 50% of the registered voters who voted in the last race for mayor.	1.24.25 House Committee;	Opposed by ULCT	
Election	HB300	Amendments to Election Law	Rep. Burton, Jefferson		Requires voters returning a mail-in ballot to return it in person and show ID. This would require drop off locations to be staffed by 2 poll workers during specific hours.	1.29.25 House Committee; 2.4.25 Committee Favorable; 2.5.25 House 2nd Reading Calendar;		
Election	HB315	Elected Official Vacancy Modifications	Rep. Stoddard, Andrew		Clarifies the process for filling a elected official vacancy. Before filling a vacancy, the municipal legislative body must give public notice, interview, identify a game of chance (equal chance of winning) to be used in the event of a tie.	1.31.25 House 2nd Reading;	Supported by ULCT	
Election	SB53	Election Code Amendments	Sen. Musselman, Calvin	Rep. Gricius, Stephanie	Aligns the deadline and voter signature process for mayor and council candidates of a new municipality with existing municipalities.	1.21.25 Senate Passed; 2.5.25 House Passed;		
Election	SB54	Appearance of Candidate Name on Ballot	Sen. Pitcher, Stephanie		Allows candidates to use a middle name, nickname, or initials on a ballot. In most cases, this requires the legal first and last name.	1.31.25 Senate Circled;		

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Elections (RCV)	SB127	Municipal Elections Amendments	Sen. Weiler, Todd		Extends the expiration of Municipal Alternate Voting Methods Pilot Project (aka Rank Choice Voting) from January 1, 2026 to January 1, 2036.	1.29.25 Senate Committee;	Supported by PCMC Policy #2	
Economic Development, Open Space & Trails								
Fire Mitigation	HB48	Wildland Urban Interface Modifications	Rep. Snider, Casey		Allows the county to assess a fee to property owners in the wildland urban interface (WUI) and use the fee for prevention, preparedness, and mitigation. Insurers may only use WUI boundaries identified by the Division of Forestry, Fire and State Lands. Local municipalities and counties shall adopt the Utah Wildland Interface Code to be eligible for funding.	2.3.25 House 2nd Reading;		
Employers	HB214	Employer Verification Amendments	Rep. Walter, Neil		Amends the requirement for employers with 150+ employees to use the e-verify system (verified through Homeland Security and Social Security Administration) to 5+ employees.	2.5.25 House Committee;		
Solar Power	HB241	Solar Power Plant Amendments	Rep. Jack, Colin		Establishes solar power plant minimum lot sizes, setbacks, heights, proximity to cropland and forests. Must have a permit and decommissioning plan.	2.3.25 House Committee;		
Fire Mitigation	HB307	Wildfire Funding Amendments	Rep. Snider, Casey		Merges several existing funds into the Utah Wildfire Funds.	2.4.25 House 2nd Reading;		
Open Space	HB309	Wildlife Amendments	Rep. Snider, Casey		Political subdivisions owning more than 500 contiguous acres may not prohibit hunting within their boundaries, regardless of an existing conservation easement. However, they may prohibit the use of firearms.	2.3.25 House Committee;		
Fire Mitigation	SB97	Emergency Shelter Amendments	Sen. Plumb, Jen		Each City or County's emergency operation plan must designate one animal shelter for personal animals.	2.4.25 Senate Cirled;		
Other								
County Classifications	HB176	County Classification Amendments	Rep. Brooks, Walt	Sen. Ipson, Don	Modifies the population requirements for county classifications. As drafted, Summit County would move from a third class county to a fourth class county. Summit Co is evaluating the impacts including their inclusionary housing ordinance, TRT and other taxes. Substitute- Keeps all counties in their existing classifications except Washington County.	1.31.25 House Committee;		
Labor Unions	HB267	Public Sector Labor Union Amendments	Rep. Teuscher, Jordan	Sen. Cullimore, Kirk	Public employers may not bargain or enter into a bargaining contract with a labor organization/union. Agreements in effect on May 7, 2025 apply until expiration. A public employee may direct a public employer to deduct up to 3% of wages to union dues. The employee may start or end union membership at any time. Labor organizations/unions who received direct payroll dues shall provide an annual report to the Labor Commission. Discussions are ongoing and the impacts to the Fraternal Order of Police is still unclear.	1.27.25 House passed; 1.30.25 Senate 2nd Reading Calendar;		
Public Health	HB294	Infectious Disease Procedures Amendments	Rep. MacPherson, Matt		Individuals may not be required to wear face coverings in public areas or areas regulated by the state. Prohibits local health departments from issuing "orders of constraint" (aka stay-at-home orders for the broad public). Health departments could petition the court to issue a notice of restrictions- specific to individuals.	2.3.25 House 2nd Reading;		
Olympics	HB321	Utah Olympics Amendments	Rep. Hawkins, Jon		Shifts the Olympic Bid Committee to the organizing Committee to reflect the award of the 2034 Olympics.	2.4.25 House Committee;		

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2.6.25

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Olympics	HB331	Olympics Amendments	Rep. Hawkins, Jon		Prohibits the sale of any Olympic Facility (building or land) which is intended to be used for the 2034 Olympics without first meeting certain criteria including obtaining permission from the Committee, Governor, and Legislature.	2.5.25 House Committee;	
Municipal Classifications	HB379	Population Data Amendments	Rep. Gricius, Stephanie		Clarifies that Utah Population Committee (UPC) population estimates for municipalities are to be used as basis in formulating state funding contributions. Census Bureau will continue to be used when the UPC estimates are not available. The UPC can request info from local governments for performing their duties (if it can be reasonably obtained).	2.4.25 House Committee;	
Utah State Retirement	SB20	Utah Retirement Systems Amendments	Sen. Harper, Wayne	Rep. Acton, Cheryl	Allows an employer to pay member contributions that exceed the currently required contribution for Tier II public employees and pay the employee required contributions.	2.5.25 Senate Committee;	
Broadband Services	SB165	Municipal Broadband Service Amendments	Sen. Fillmore, Lincoln		Subjects municipal broadband service to certain provisions including requiring voter approval for revenue bonds that fund municipal broadband infrastructure unless certain requirements are met. Municipalities with existing broadband services are grandfathered.	2.3.25 Senate 2nd Reading Calendar;	Opposed by ULCT