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119TH CONGRESS
2D SESSION

H. R. 10572

To amend the National Housing Act to include accessibility improvements in the Rehabilitation Mortgage Insurance Program, and for other purposes.

IN THE HOUSE OF REPRESENTATIVES

SEPTEMBER 24, 2026

Mr. LAWLER introduced the following bill; which was referred to the Committee on Financial Services

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A BILL

To amend the National Housing Act to include accessibility improvements in the Rehabilitation Mortgage Insurance Program, and for other purposes.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled,

SECTION 1. SHORT TITLE.

This Act may be cited as the ''Home Accessibility Improvements Inclusion Act''.

SEC. 2. INCLUSION OF ACCESSIBILITY IMPROVEMENTS IN THE REHABILITATION MORTGAGE INSURANCE PROGRAM.

(a) IN GENERAL.—Section 203(k)(2)(B) of the National Housing Act (12 U.S.C. 1709(k)(2)(B)) is amended

by striking the period at the end and inserting ", and accessibility improvements such as zero-step entrances, wider doorways and hallways, lever handles, accessible main-level bathrooms, reinforced walls for grab bars, and any other features that meet recognized accessability standards (including the ICC A117.1 Standard for Accessible and Usable Buildings and Facilities) as determined by the Secretary.".

(b) GUIDANCE, TRAINING, AND REPORT.—Not later than 1 year after the date of the enactment of this section, the Secretary of Housing and Urban Development shall—

(1) update any guidance related to the Rehabilitation Mortgage Insurance Program to reflect the amendment made by subsection (a);

(2) establish a training for consultants and appraisers with respect to appropriately valuing the accessibility improvements described in such amendment; and

(3) submit to the Congress a report which describes the utilization of such Program for such improvements.

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