

# HB1427 • Illinois

## ALGORITHMIC PROHIBITED-RENT

Introduced

Risk: Medium

Comprehensive

Last Action (Mar 27, 2026): Rule 19(a) / Re-referred to Rules Committee

### Summary

The Prohibition of Algorithmics in Rent Act prohibits landlords from using algorithmic devices that rely on nonpublic competitor data to set rent amounts, with exceptions for reports by trade associations and products for affordable housing guidelines.

### Business Impact

If you are a landlord in Illinois, you must avoid using algorithmic devices for rent calculations or face penalties under consumer fraud laws.

### Key Provisions

- Prohibits landlords from using algorithmic devices that rely on nonpublic competitor data to set rent, with exceptions for trade association reports and affordable housing guidelines.
- Defines 'algorithmic device' and outlines specific exceptions.
- Violations are classified as unlawful practices under the Consumer Fraud and Deceptive Business Practices Act.

### Compliance Checklist

- Avoid using algorithmic devices for rent calculations | Who: Landlords | Penalty: Classified as unlawful practice under consumer fraud laws

### Industries Affected

Technology

Government

Real Estate

Employment

Property  
Management

Housing

Consumer  
Protection

# Topics

Algorithmic Pricing

AI in Real Estate

## Bill Sponsors

Name	Party	Role
Michael J. Madigan		Primary
John E. Bradley		Primary
Angelo Saviano		Primary
Bob Biggins		Primary
Steve Davis		Primary
DANIELS		Cosponsor
YOUNGE		Cosponsor
FANTIN		Cosponsor
PETERSON		Cosponsor
Emanuel Chris Welch		Primary
Thomas M. Bennett		Primary
Joe C. Sosnowski	Republican	Primary

## Related Bills

- HB5871 (IL)
- S09700 (NY)
- S02697 (NY)
- A04991 (NY)

## Official Source

<https://www.ilga.gov/Legislation/BillStatus?DocNum=1427&GAID;=18&DocTypeID;=HB&SessionID;=114&GA;=104>

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