



WHY SUPPORT RPAC? At every level of government, your investment in the REALTORS Political Action Committee (RPAC) is protecting your business. RPAC ensures REALTORS have a seat at the table when legislation affecting real estate sales and property rights is introduced. RPAC is a bipartisan organization and supports political candidates that support the “REALTOR Party.”

RPAC Successes!!

Municipal Code and Ordinance Compliance Act. Many townships in Pennsylvania were abusing the practice of point-of-sale home inspections by demanding that all code-related repairs be made by the seller prior to closing. RPAC successfully fought in Harrisburg to amend the state law that governs municipal point-of-sale inspections to ensure that sellers and buyers retain the right to negotiate these types of repairs. *The new law – Act 133 of 2016 – was enacted on Jan. 2, 2017.*

Protecting the real estate industry from a 4% Sales Tax on Services. Recent state budgets have included a proposal to expand the state sales tax on services to REALTOR commissions, mortgage origination, attorney fees, home inspections, appraisal fees, title fees and similar items. *PAR was able to defeat this new tax through RPAC.*

Fighting increases in the PA real estate transfer tax. Pennsylvania already has one of the highest realty transfer taxes in the country. Legislation introduced in the PA Legislature in July 2016 would have allowed individual municipalities to increase the RTT to fund local transportation projects. Through RPAC, REALTORS have been able to defeat recent legislative proposals to increase this tax even further.

Ongoing RPAC Efforts!!

Creating a First-Time Homebuyers Savings program in PA. PAR is working closely with a bipartisan group of lawmakers in Harrisburg to create a new First-Time Homebuyers Savings Account program, similar to college education savings plans throughout the country. A first-time homebuyers savings account program in Pennsylvania could result in an increase of home purchases of up to 4,000 annually. According to the Anderson Economic Group, the increase in the number of home purchases would have an overall positive impact on Pennsylvania’s economy, spurring additional economic activity, job creation and earnings for households.

Leading the debate on property tax reform. Last year, Pennsylvania voters approved an amendment to the state constitution that will allow municipalities to stop charging property taxes on owner-occupied homes, but legislation must be passed before it can be used. Legislators are debating this and other substantial reforms to the current property tax system. RPAC is at the table advocating for legislation that would transition Pennsylvania away from over-reliance on property taxes to a broader tax base.

Reauthorizing the National Flood Insurance Program (NFIP). The NFIP is set to once again expire soon after a temporary reauthorization. NAR is urging Congress to pass a multiyear reauthorization with needed private market reforms to avoid adding uncertainty to real estate markets. Each time Congress allows the program to lapse costs 40,000 property sales per month. The program is essential to real estate sales in many areas of Pennsylvania, and especially along the rivers and creeks in southeastern PA.

Creating a better mechanism for sewer lateral repairs. Legislation sponsored by Real Estate Caucus member Sen. Wayne Fontana, a Realtor, could help municipalities move beyond dependence on point-of-sale ordinances for sewer lateral repairs. The legislation would allow public money to be used for the repair of private sewer laterals.