



Legislative Council Staff

Nonpartisan Services for Colorado's Legislature

Fiscal Note Memorandum

TO: Members of the House Judiciary Committee

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Fiscal Assessment of L.001 to HB 26-1047

This memorandum is an assessment of the fiscal impact of the attached proposed amendment L.001 to HB26-1047. This fiscal assessment is for the impact of the bill with inclusion of this amendment only. Any other added amendment could influence the fiscal impact.

Summary of Proposed Amendment

Amendment L.001 makes the following changes to the introduced version of HB 26-1047:

- strikes Section 2, which required landlords to provide additional information in their written demands;
- removes language in Section 4 that automatically required court records to become unsuppressed if a substantial lease violation occurred;
- adds language to Section 4 regarding agreements between a landlord and a tenant to keep court records suppressed, including a prohibition on landlords seeking to have a record unsuppressed after an agreement is made unless certain conditions are met.

Fiscal Impact of Amendment

Amendment L.001 removes the state expenditure impact identified in the published fiscal note dated January 30, 2026, by eliminating the need for the Judicial Department to review additional documents to unsuppress any court records with a substantial lease violation, and by reducing the number of court forms that must be updated.



Bill's Revised Fiscal Impact with Amendment

With Amendment L.001, workload and costs in the Judicial Department will minimally increase starting in FY 2026-27. The Judicial Department will be required to make accessibility and translation updates to approximately three forms to reflect the changes to required information and affirmative defenses for parties submitting documents in FED cases. This work can be accomplished within existing appropriations.

Table 1
State Fiscal Impacts with Amendment L.001

Type of Impact	Budget Year FY 2026-27	Out Year FY 2027-28
State Revenue	\$0	\$0
State Expenditures	\$0	\$0
Transferred Funds	\$0	\$0
Change in TABOR Refunds	\$0	\$0
Change in State FTE	0.0 FTE	0.0 FTE