

Pennsylvania Association of Realtors® - September 2025 Capitol Report

Legislative Committee Seeking Feedback on Proposed Licensing Law Changes

The PAR Legislative Committee is seeking your feedback on proposed changes to the Pennsylvania real estate licensing statute. The proposed changes would be a significant change to the current law, addressing a variety of topics, including real estate teams, advertising and licensing, among others.

The proposed changes are the result of the work of the RELRA Task Force, which met for over two years to comprehensively review the existing statute and to recommend changes back to the Legislative Committee.

The Legislative Committee's proposed changes are [available for review on PAR's website](#). Because these changes will have a significant impact on the real estate industry across the commonwealth, the Legislative Committee is seeking member feedback before presenting final recommendations to PAR's Board of Directors. Your input will help ensure the industry speaks with one strong, unified voice.

[For more information and to provide input, please see PAR's website.](#)

Pennsylvania Senate and House Return to Session

As the Pennsylvania Senate and House return to session this month, negotiations on the new state budget remain stalled. The Senate advanced a \$47.6 billion spending plan on Aug. 5, holding overall spending flat and proposing a two-year, \$1.2 billion transportation plan.

While there is no agreement on budget numbers, a key part of the budget conversation, mass transit funding, has been temporarily addressed. Earlier this month, a judge in Philadelphia ordered SEPTA to roll back its service cuts. On Friday, SEPTA reached out to PennDOT for a temporary fix. The capital funds typically used for maintenance and repairs will be diverted to keep SEPTA running. As a result, the agency should be able to restore all affected services by Sept. 14.

In addition to the struggles of the budget impasse, at least \$2.5 billion in critical payments are being delayed, affecting schools, county services, libraries, ambulance services and homeless shelters. Notably, this includes \$2 billion in education funding and \$542 million in health and human services allocations slated for the next several weeks.

The Senate has returned to session this week, with the House of Representatives returning at the end of September to continue conversations.

As legislation is brought before the General Assembly, PAR will continue to monitor these bills to ensure that real estate, consumers and Realtors® are protected.

Federal EPA Announcing Grant Program for Water Systems

The U.S. Environmental Protection Agency has announced over \$9 million in [grant funding through the Midsize and Large Drinking Water System Infrastructure Resilience and Sustainability grant program](#). This program is designed to help midsize and large water systems protect drinking water from cybersecurity threats and improve resiliency for extreme weather events. Funding must be used for the planning, design, construction, implementation, operation or maintenance of a program or project that increases the resilience of public water systems to natural hazards, including:

- Conservation of water or the enhancement of water use efficiency
- Modification or relocation of existing drinking water system infrastructure significantly impaired by natural hazards
- Design or construction of desalination facilities to serve existing communities
- Enhancement of water supply through watershed management and source water protection
- Enhancement of energy efficiency or the use and generation of renewable energy in the conveyance or treatment of drinking water
- Development and implementation of measures to increase the resilience of the drinking water system to natural hazards and extreme weather events, or to reduce cybersecurity vulnerabilities
- Formation of regional water partnerships to collaboratively address documented water shortages

To learn more about EPA's Midsize and Large Drinking Water System Infrastructure Resilience and Sustainability Program, [please visit the EPA's website](#).

Legislation Tracking

View [the list of state legislation](#) that PAR is currently monitoring.