

Housing, Zoning, & Family Child Care

For an overview of common local barriers faced by family child care homes and general recommendations to consider when advocating to reduce these barriers, see p. 32 (p. 34 of the pdf) of this [report](#) from All Our Kin.

California

On January 1, 2020 the Keeping Kids Close to Home Act—the most comprehensive housing and zoning protections for family child care providers in the nation—went into effect in California. In short, the bill, SB 234, prohibits localities from imposing any special housing, zoning, or business requirements on family child care homes beyond what is required in licensing regulations.

It ensures that:

- A city or county government cannot require you to get a zoning permit or business license for your large or small family child care home
- All family child care homes are allowed in all types of residential buildings, including apartments, condominiums, duplexes, and all types of multi-family housing
- Landlords cannot refuse to rent to you or cannot evict you only because you have a family child care home
- You can file a complaint with the California Department of Fair Employment & Housing and sue whoever violates these rights

The full bill text can be found [here](#). An FAQ document developed by the Child Care Law Center can be found [here](#). A “Know Your Rights” document for California family child care providers developed by the Child Care Law Center can be found [here](#).

Colorado

In 2021, the Colorado General Assembly passed HB-1222, which reduces “burdensome regulations family child care homes (FCCHs) face by simply requiring local regulatory entities to treat family child care homes as residences for regulatory purposes such as zoning, fire, life safety, and building codes.” In other words, localities cannot impose any additional requirements on family child care homes that are not applied to other residential homes.

The full bill text can be found [here](#). A Chalkbeat article outlining some of the issues that led to the bill can be found [here](#). A position statement from the Colorado Children’s Campaign in support of the bill can be found [here](#).

Connecticut

For several years, advocates in Connecticut have introduced legislation to reduce local housing and zoning barriers to family child care and group child care homes. Specifically, advocates want to ensure that landlords and HOAs cannot deny or prohibit family child care providers, and that localities cannot impose zoning requirements on group child care homes that are beyond what is required by state

licensing regulations. Legislative language has changed over the years as a result of negotiations with state legislators, and efforts to pass a bill are ongoing.

- 2019 bill language can be found [here](#).
- 2020 bill language can be found [here](#).
- A report prepared by the Yale Law School Community & Economic Development Clinic for All Our Kin that outlines the housing and zoning issues faced by family child care providers in Connecticut can be found [here](#).

Georgia

In Georgia, the FCC Marathon Project – a coalition aimed at ensuring that high quality family child care is widely available by addressing local government roadblocks – has been working at the local level to support family child care providers in navigating local rules and regulations through process and policy. The Project has developed tools and resources to educate local policymakers and help family child care providers navigate existing requirements, which can be found [here](#).

In 2019, advocates successfully worked with the city of Clarkston to change the zoning ordinance, which had previously prohibited family child care, to ensure that family child care is permitted and that prospective providers do not need to apply for special permissions from the city in order to operate a family child care home.