

BILL SUMMARY
2nd Session of the 60th Legislature

Bill No.:	HB 3985
Version:	Introduced
Request Number:	14181
Author:	Rep. Caldwell (Trey)
Date:	2/10/2026
Impact:	\$0

Research Analysis

HB 3985, as introduced, allows property owners and triple net leaseholders in municipalities with populations over 130,000 to submit compensation claims once per tax year if a local government fails to address public nuisances or enforce laws against:

- Illegal public camping;
- Obstructing public thoroughfares;
- Loitering;
- Panhandling;
- Public urination or defecation;
- Public consumption of alcohol;
- Possession or use of illegal substances; or
- Shoplifting.

Property owners may claim compensation for mitigation expenses or a decrease in the property's fair market value due to these issues, with the latter capped at the amount of primary property taxes paid to the local government in the previous tax year. Local governments must respond to claims within 30 days, and property owners may file a lawsuit for rejected or unanswered claims. The measure does not apply to case-by-case prosecutorial discretion decisions, acts of executive clemency, or federally mandated actions.

Prepared By: Autumn Mathews, House Research Staff

Fiscal Analysis

House Bill 3985 creates the Oklahoma Safe Neighborhoods Act of 2026, establishing a compensation process under which property owners may seek payments from certain municipalities or counties based on specified enforcement practices. The measure applies to local governments, does not impose duties on state agencies, and does not authorize state expenditures or appropriations. Therefore, the measure is not anticipated to have a direct fiscal impact on the state budget or appropriations.

Prepared By: Zach Lein, House Fiscal Staff

Other Considerations

None.

