



Senate Bill 382

Accessory Dwelling Unit Policy Task Force

MACo Position: **SUPPORT**
WITH AMENDMENTS

To: Environment & Transportation Committee

Date: March 28, 2023

From: Dominic J. Butchko

The Maryland Association of Counties (MACo) **SUPPORTS SB 382 WITH AMENDMENTS**. This bill creates a taskforce to examine the promotion and development of Accessory Dwelling Units (ADUs). Amendments serve to strengthen the intent of this bill, shifting the focus of the study to ADU best practices and infrastructure needs.

Nationally and statewide, policy-makers are being confronted by a historic shortage of affordable housing. The cause of the crisis is not due to a singular instance, but instead the result of a litany of decisions in both the public and private sectors. Similar to the cause, there exists no singular solution to this crisis. Policy-makers at all levels must be nimble in their solutions, adopting an “all of the above” approach if we are to right the ship.

As amended, SB 382 brings together a significant cross section of housing stakeholders and charges them with developing a comprehensive menu of ADU best practices. MACo thanks the bill sponsors and subject area committees for recognizing local government concerns and working with counties and other stakeholders to find solutions. Unfortunately, one such solution was inadvertently omitted from the final reprint of the bill – **MACo and MML agreed to two seats each on the taskforce**. The unique circumstances of urban and rural jurisdictions and outsized role of local government in this sphere require adequate representation on this body. Without these already agreed upon seats, local government fears any recommendations could be seen as lopsided.

Proposed amendments:

On page 2 strike lines 27 and 28 and substitute “(i) two representatives, including one representative from an urban county and one representative from a rural county, designated by the Maryland Association of Counties;

(ii) two representatives, one representative from an urban municipality and one representative from a rural municipality, designated by the Maryland Municipal League;”.

SB 382 is the first step in finally striking a balance between the need for local consideration and the wider adoption of ADUs. Accordingly, MACo urges the Committee to issue a **FAVORABLE WITH AMENDMENTS** report for SB 382.