

SHANEKA HENSON
Legislative District 30A
Anne Arundel County

Appropriations Committee



The Maryland House of Delegates
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THE MARYLAND HOUSE OF DELEGATES
ANNAPOLIS, MARYLAND 21401

March 1, 2023

Chair Kumar P. Barve
Vice Chair Dana Stein
House Office Building
Annapolis, Maryland 21401

Members of the Environment and Transportation Committee:

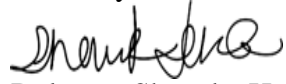
The impact of mold exposure has been linked to upper respiratory tract symptoms, coughing, wheezing, and the development or exacerbation of asthma. The risks of mold are even higher for children, the elderly, and the immunocompromised. And yet, no protections exist in Maryland state law to ensure that rental housing is free from mold. HB976 is part of a set of three bills that promote healthier and safer living environments for residential renters across our state by creating uniform standards for mold assessment and remediation, provisions to provide tenants relief through the State’s rent escrow statute, and a tax credit to offset the cost to property owners wishing to provide healthy housing.

According to the CDC, the best way to keep mold out of buildings is to “inspect buildings for evidence of water damage and visible mold as part of routine building maintenance [and] correct conditions causing mold growth (e.g., water leaks, condensation, infiltration, or flooding) to prevent mold growth.” Currently, at least 15 states and the District of Columbia have indoor air quality mold regulations, including states with high levels of moisture and humidity such as Florida and Louisiana.

The purpose of HB976 is to require the establishment of standards for mold assessment and remediation in Maryland. Specifically, the bill requires the Department of the Environment, in consultation with the Maryland Department of Health, the Department of Housing and Community Development, and the Department of General Services, to adopt regulations on or before June 1, 2025, establishing uniform standards for mold assessment and remediation for the State.

This bill helps to ensure that tenants can protect themselves from this dangerous hazard and that safe and healthy housing is accessible to everyone. Thank you for your consideration and I urge a favorable report on HB976.

Sincerely,

A handwritten signature in black ink, appearing to read "Shaneka Henson". The signature is fluid and cursive, with the first name being more prominent.

Delegate Shaneka Henson