

SENATE BILL 478

Unofficial Copy  
C8  
HB 638/01 - ECM

2002 Regular Session  
2r1949  
CF 2r1124

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By: **Senators Van Hollen, Blount, Conway, Frosh, McFadden, and Pinsky**  
Introduced and read first time: February 1, 2002  
Assigned to: Education, Health, and Environmental Affairs

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A BILL ENTITLED

1 AN ACT concerning

2 **Joint Committee on Housing Policy**

3 FOR the purpose of creating a Joint Committee on Housing Policy; specifying the  
4 membership and tenure of the Committee; providing for the appointment of the  
5 cochairmen of the Committee; establishing that the full authorized membership  
6 of the Committee is a quorum; providing staff for the Committee; requiring the  
7 Committee to hold certain meetings; authorizing the Committee to hold certain  
8 hearings and consider certain votes on certain bills or resolutions; establishing  
9 the powers and duties of the Committee; requiring the Committee to submit a  
10 certain report by a certain date each year; and generally relating to the Joint  
11 Committee on Housing Policy of the General Assembly.

12 BY adding to  
13 Article - State Government  
14 Section 2-10A-08  
15 Annotated Code of Maryland  
16 (1999 Replacement Volume and 2001 Supplement)

17 **Preamble**

18 WHEREAS, The many factors affecting the availability of affordable housing  
19 and the development of Maryland's communities require additional attention; and

20 WHEREAS, There is a shortage of adequate, safe, and sanitary housing for  
21 families of limited income particularly, and, that by increasing the housing supply for  
22 families of limited incomes, this shortage will be alleviated and sound community  
23 development promoted; and

24 WHEREAS, The importance of housing and the preservation of existing housing  
25 and neighborhoods through housing preservation measures and rehabilitation is  
26 increasing; and

27 WHEREAS, A Joint Committee on Housing Policy can help the General  
28 Assembly provide a result-oriented focus on the housing issues facing the State; and

1 WHEREAS, A Joint Committee on Housing Policy can recommend changes in  
2 law and budgeting that can improve the condition and availability of housing for  
3 limited income Maryland residents; now, therefore,

4 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF  
5 MARYLAND, That the Laws of Maryland read as follows:

6 **Article - State Government**

7 2-10A-08.

8 (A) THERE IS A JOINT COMMITTEE ON HOUSING POLICY.

9 (B) THE COMMITTEE CONSISTS OF THE FOLLOWING 14 MEMBERS:

10 (1) FROM THE SENATE:

11 (I) THE MAJORITY LEADER;

12 (II) THE MINORITY LEADER; AND

13 (III) FIVE OTHER SENATORS APPOINTED BY THE PRESIDENT OF THE  
14 SENATE FROM AMONG THE MEMBERS OF THE SENATE COMMITTEES THAT DEAL  
15 WITH ISSUES AFFECTING HOUSING POLICY; AND

16 (2) FROM THE HOUSE:

17 (I) THE MAJORITY LEADER;

18 (II) THE MINORITY LEADER; AND

19 (III) FIVE OTHER DELEGATES APPOINTED BY THE SPEAKER OF THE  
20 HOUSE FROM AMONG THE MEMBERS OF THE HOUSE COMMITTEES THAT DEAL WITH  
21 ISSUES AFFECTING HOUSING POLICY.

22 (C) (1) MEMBERS OF THE COMMITTEE SHALL BE APPOINTED ON THE BASIS  
23 OF DEMONSTRATED ABILITY AND INTEREST CONCERNING ISSUES AFFECTING  
24 HOUSING.

25 (2) IN MAKING APPOINTMENTS, THE PRESIDENT AND THE SPEAKER  
26 SHALL PROVIDE FOR REPRESENTATION FROM:

27 (I) THE COMMITTEES THAT DEAL WITH ISSUES AFFECTING  
28 HOUSING; AND

29 (II) THE MAJOR AREAS OF THE STATE.

30 (D) (1) (I) A MEMBER APPOINTED BY THE PRESIDENT SERVES AT THE  
31 PLEASURE OF THE PRESIDENT.

1 (II) A MEMBER APPOINTED BY THE SPEAKER SERVES AT THE  
2 PLEASURE OF THE SPEAKER.

3 (2) (I) IF A VACANCY OCCURS AMONG THE SENATORS ON THE  
4 COMMITTEE, A SUCCESSOR PROMPTLY SHALL BE APPOINTED BY THE PRESIDENT.

5 (II) IF A VACANCY OCCURS AMONG THE DELEGATES ON THE  
6 COMMITTEE, A SUCCESSOR PROMPTLY SHALL BE APPOINTED BY THE SPEAKER.

7 (E) (1) FROM AMONG THE MEMBERSHIP OF THE COMMITTEE, THE  
8 PRESIDENT SHALL APPOINT A SENATOR TO SERVE AS THE SENATE CHAIRMAN OF  
9 THE COMMITTEE AND THE SPEAKER SHALL APPOINT A DELEGATE TO SERVE AS THE  
10 HOUSE CHAIRMAN OF THE COMMITTEE.

11 (2) THE SENATE CHAIRMAN AND THE HOUSE CHAIRMAN SHALL  
12 ALTERNATE ANNUALLY AS PRESIDING CHAIRMAN AND COCHAIRMAN OF THE  
13 COMMITTEE.

14 (F) A MAJORITY OF THE FULL AUTHORIZED MEMBERSHIP OF THE  
15 COMMITTEE IS A QUORUM.

16 (G) THE DEPARTMENT OF LEGISLATIVE SERVICES, OFFICE OF POLICY  
17 ANALYSIS, SHALL PROVIDE STAFF ASSISTANCE TO THE COMMITTEE.

18 (H) THE COMMITTEE SHALL HOLD:

19 (1) AN ORGANIZATIONAL MEETING PROMPTLY AFTER THE  
20 APPOINTMENT OF ITS MEMBERS; AND

21 (2) ANY OTHER MEETINGS THAT THE COMMITTEE CONSIDERS  
22 NECESSARY TO CARRY OUT ITS DUTIES EFFICIENTLY.

23 (I) THE COMMITTEE MAY:

24 (1) HOLD A HEARING ON ANY MATTER RELATING TO THE FUNCTIONS OF  
25 THE COMMITTEE; AND

26 (2) CONSIDER A VOTE ON A BILL OR RESOLUTION REFERRED TO IT BY  
27 THE PRESIDENT OR THE SPEAKER.

28 (J) IN ADDITION TO ANY POWERS AND DUTIES SET FORTH ELSEWHERE, THE  
29 COMMITTEE SHALL:

30 (1) INVESTIGATE THE PROBLEMS RELATING TO HOUSING POLICY IN  
31 MARYLAND, WITH AN EMPHASIS ON THE DIFFICULTIES OF DEVELOPING AND  
32 PROMOTING PUBLIC POLICIES AFFECTING AFFORDABLE HOUSING AND COMMUNITY  
33 DEVELOPMENT, INCLUDING:

34 (I) THE AVAILABILITY OF AFFORDABLE HOUSING FOR FAMILIES  
35 OF LIMITED INCOME, THE ELDERLY, AND THE DISABLED;

1 (II) THE REHABILITATION OF OLDER APARTMENTS WHILE  
2 AVOIDING DISPLACEMENT OF ESTABLISHED RESIDENTS AND MAINTAINING RENT  
3 AFFORDABILITY;

4 (III) DEVELOPMENT OF AFFORDABLE HOUSING IN AREAS WHERE  
5 PROPERTY VALUE IS HIGH AND LAND IS SCARCE;

6 (IV) THE POSSIBILITY OF REZONING FOR AREAS OF GREATER  
7 POPULATION DENSITY TO DEVELOP NEW, AFFORDABLE HOUSING; AND

8 (V) THE AVAILABILITY OF RESOURCES TO EDUCATE TENANTS AND  
9 HOMEOWNERS OF THEIR RESPECTIVE LEGAL RIGHTS;

10 (2) COLLECT AND EVALUATE INFORMATION ON LEGISLATIVE  
11 PROPOSALS, REGULATORY CHANGES, AND TRENDS THAT AFFECT AFFORDABLE  
12 HOUSING, COMMUNITY DEVELOPMENT, AND FAIR HOUSING;

13 (3) IDENTIFY STATE POLICIES AND ACTIONS THAT, IN CONJUNCTION  
14 WITH PUBLIC AND PRIVATE PARTNERS AND IN SUPPORT OF COMMUNITIES, CAN  
15 WORK TO IMPROVE HOUSING CONDITIONS IN THE STATE;

16 (4) REVIEW AND MAKE RECOMMENDATIONS TO ALIGN STATE  
17 STATUTES, REGULATIONS, PROGRAMS, SERVICES, AND BUDGETARY PRIORITIES  
18 WITH THE STATE POLICIES AND ACTIONS DESCRIBED IN ITEM (3) OF THIS  
19 SUBSECTION;

20 (5) SEARCH FOR ANY INTERDEPARTMENTAL GAPS, INCONSISTENCIES,  
21 AND INEFFICIENCIES IN THE IMPLEMENTATION OR ATTAINMENT OF THE STATE  
22 POLICIES AND ACTIONS DESCRIBED IN ITEM (3) OF THIS SUBSECTION;

23 (6) SERVE AS AN INFORMATIONAL RESOURCE FOR THE SENATE AND  
24 THE HOUSE ON LEGISLATIVE POLICY MATTERS CONCERNING HOUSING; AND

25 (7) PERFORM OTHER ACTIVITIES, INCLUDING IMPROVING PUBLIC  
26 AWARENESS OF THE ISSUES RELATING TO HOUSING POLICY.

27 (K) THE SECRETARY OF HOUSING AND COMMUNITY DEVELOPMENT SHALL:

28 (1) COOPERATE FULLY WITH THE COMMITTEE;

29 (2) KEEP THE COMMITTEE FULLY INFORMED AS TO ANY RELEVANT  
30 HOUSING ISSUE FACING THE STATE; AND

31 (3) SUBMIT AN ANNUAL REPORT, SUBJECT TO § 2-1246 OF THIS TITLE, TO  
32 THE COMMITTEE ON OR BEFORE OCTOBER 1 OF EACH YEAR THAT INCORPORATES  
33 THE INFORMATION DESCRIBED IN ITEM (2) OF THIS SUBSECTION.

34 (L) (1) SUBJECT TO § 2-1246 OF THIS TITLE, THE COMMITTEE SHALL SUBMIT  
35 AN ANNUAL REPORT TO THE GENERAL ASSEMBLY ON OR BEFORE DECEMBER 31 OF  
36 EACH YEAR.

1           (2)     THE REPORT SHALL INCLUDE:

2                   (I)     A DESCRIPTION OF THE PROGRESS OF THE COMMITTEE; AND

3                   (II)    ANY RECOMMENDATIONS OF THE COMMITTEE.

4     SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect  
5     October 1, 2002.