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By: **Montgomery County Delegation**  
 Introduced and read first time: February 2, 2006  
 Assigned to: Environmental Matters

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A BILL ENTITLED

1 AN ACT concerning

2 **Montgomery County - Housing Opportunities Commission - Powers**  
3 **MC 611-06**

4 FOR the purpose of authorizing the Housing Opportunities Commission of  
5 Montgomery County to enter into certain development agreements to develop  
6 housing in which a certain minimum percentage of the units are initially  
7 occupied by certain individuals; authorizing the Commission to contract to  
8 furnish services, consultation, advice, and assistance to other housing  
9 authorities or other persons in or outside of the State to assist in developing,  
10 managing, renovating, or constructing certain housing; and generally relating to  
11 the Housing Opportunities Commission of Montgomery County.

12 BY repealing and reenacting, without amendments,  
13 Article - Housing and Community Development  
14 Section 16-101(a) and (d)  
15 Annotated Code of Maryland  
16 (2005 Volume)  
17 (As enacted by Chapter \_\_\_\_ (S.B. 11) of the Acts of the General Assembly of  
18 2006)

19 BY repealing and reenacting, with amendments,  
20 Article - Housing and Community Development  
21 Section 16-107  
22 Annotated Code of Maryland  
23 (2005 Volume)  
24 (As enacted by Chapter \_\_\_\_ (S.B. 11) of the Acts of the General Assembly of  
25 2006)

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

1 **Article - Housing and Community Development**

2 16-101.

3 (a) In this title the following words have the meanings indicated.

4 (d) "Montgomery Commission" means the Housing Opportunities Commission  
5 of Montgomery County.

6 16-107.

7 (a) Under the powers given elsewhere in this Division II, the Montgomery  
8 Commission may provide housing or housing projects for persons of eligible income,  
9 but may do so only in accordance with local law or under a contract with Montgomery  
10 County.

11 (b) In accordance with subsection (a) of this section and in addition to the  
12 powers listed elsewhere in this Division II or given by local law, the Montgomery  
13 Commission may:

14 (1) make mortgage loans and rent subsidy payments to persons of  
15 eligible income;

16 (2) make construction loans and long-term mortgage loans to any person  
17 to produce housing for persons of eligible income; and

18 (3) purchase mortgages secured by housing for persons of eligible  
19 income.

20 (C) UNDER THE POWERS LISTED ELSEWHERE IN THIS DIVISION II, THE  
21 MONTGOMERY COMMISSION MAY:

22 (1) ENTER INTO DEVELOPMENT AGREEMENTS AS MAY BE NECESSARY  
23 OR CONVENIENT IN WHICH:

24 (I) AT LEAST 50% OF THE UNITS ARE INITIALLY OCCUPIED BY  
25 INDIVIDUALS OF FAMILIES WHOSE INCOME INDIVIDUALLY OR AS PART OF A FAMILY  
26 UNIT IS EQUAL TO OR LESS THAN:

27 1. 60% OF THE MEDIAN INCOME FOR THE STATISTICAL AREA  
28 IN WHICH THE UNITS ARE LOCATED AS DETERMINED BY THE FEDERAL OFFICE OF  
29 MANAGEMENT AND BUDGET; OR

30 2. A LESSER INCOME THAT MAY BE DETERMINED BY THE  
31 CHIEF ELECTED OFFICIAL OR CHIEF ELECTED OFFICIAL'S DESIGNEE IN THE  
32 JURISDICTION IN WHICH THE PROPERTY IS LOCATED; OR

33 (II) AT LEAST 20% OF THE UNITS ARE INITIALLY OCCUPIED BY  
34 INDIVIDUALS WHO ARE ELIGIBLE FOR FEDERAL SUBSIDIES; AND

1           (2)       CONTRACT TO FURNISH SERVICES, CONSULTATION, ADVICE, AND  
2 ASSISTANCE TO OTHER HOUSING AUTHORITIES OR OTHER PERSONS IN OR OUTSIDE  
3 OF THE STATE TO ASSIST IN DEVELOPING, MANAGING, RENOVATING, OR  
4 CONSTRUCTING HOUSING DESCRIBED UNDER ITEM (1) OF THIS SUBSECTION.

5       SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect  
6 October 1, 2006.