

SENATE BILL 941

C9, N1

6lr1959
CF HB 1218

By: **Senator Henson**

Introduced and read first time: February 6, 2026

Assigned to: Judicial Proceedings

Committee Report: Favorable

Senate action: Adopted

Read second time: March 3, 2026

CHAPTER _____

1 AN ACT concerning

2 **Department of Housing and Community Development – Severe Health and**
3 **Safety Risk Properties – Intervention Plan**

4 FOR the purpose of requiring the Department of Housing and Community Development,
5 Office of Tenant and Landlord Affairs, in collaboration with the Attorney General,
6 to develop a plan to identify severe health and safety risk properties in the State and
7 take related actions; requiring the Department to submit the plan and certain
8 recommendations to the Governor and the General Assembly on or before a certain
9 date; and generally relating to severe health and safety risk properties.

10 SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND,
11 That:

12 (a) (1) In this section the following words have the meanings indicated.

13 (2) “Office” means the Office of Tenant and Landlord Affairs in the
14 Department of Housing and Community Development.

15 (3) (i) “Severe health and safety risk property” means a rental property
16 that routinely fails to meet basic health and safety standards.

17 (ii) “Severe health and safety risk property” includes:

18 1. a rental property that is in continued noncompliance with
19 local housing codes, resulting in chronic unsafe housing conditions;

EXPLANATION: CAPITALS INDICATE MATTER ADDED TO EXISTING LAW.

[Brackets] indicate matter deleted from existing law.

Underlining indicates amendments to bill.

~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from the law by amendment.



- 1 (iv) the issuance of corrective action plans with deadlines;
- 2 (v) mandatory follow-up inspections;
- 3 (vi) required timelines for addressing violations;
- 4 (vii) mandatory pest eradication plans;
- 5 (viii) structural repair requirements;
- 6 (ix) temporary relocation plans for tenants in units that are unsafe
- 7 for occupancy;
- 8 (x) requirements for landlords to submit remediation plans and
- 9 records of completed repairs; and
- 10 (xi) any other mitigations; and

11 (4) make recommendations for statutory changes to provide effective

12 mitigation and relief for tenants.

13 (d) On or before August 31, 2027, the Department of Housing and Community

14 Development shall submit the plan and recommendations developed under this section to

15 the Governor and, in accordance with § 2-1257 of the State Government Article, the

16 General Assembly.

17 SECTION 2. AND BE IT FURTHER ENACTED, That this Act shall take effect July

18 1, 2026. It shall remain effective for a period of 1 year and 6 months and, at the end of

19 December 31, 2027, this Act, with no further action required by the General Assembly, shall

20 be abrogated and of no further force and effect.

Approved:

Governor.

President of the Senate.

Speaker of the House of Delegates.