

**SB 93\_FAV\_MML.pdf**

Uploaded by: Bailey, Angelica

Position: FAV



## Maryland Municipal League

*The Association of Maryland's Cities and Towns*

# TESTIMONY

February 9, 2021

**Committee:** House Economic Matters

**Bill:** SB 93 – Business Occupations and Professions – Architects – Scope of Licensure

**Position:** Support

**Reason for Position:**

The Maryland Municipal League supports SB 93. This bill increases from \$5,000 to \$50,000 the maximum estimated cost in labor and materials for the alteration of an existing building or structure for which a person is not required to employ a licensed architect.

Municipalities often contract for small projects such as renovation of a structure in a park or in a municipally-owned building. The requirement to hire a licensed architect for a small project with a cost that does not exceed \$5,000 captures many projects that are considered to be small projects that should not need the oversight of a licensed architect. In some cases, the cost of the architect can exceed the cost of the project, resulting in unnecessary project expenses. Raising the threshold to projects over \$50,000 would capture those larger projects that should have the review of a licensed architect, but leave the smaller projects out of this requirement, saving a city or town considerable extra expense on a small project.

The League therefore respectfully requests that this committee provide SB 93 with a favorable report.

**FOR MORE INFORMATION CONTACT:**

Scott A. Hancock	Executive Director
Angelica Bailey	Director, Government Relations
Bill Jorch	Director, Research and Policy Analysis
Justin Fiore	Manager, Government Relations

1212 West Street, Annapolis, Maryland 21401

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**SB 0093 - AIA Maryland Letter of Support.pdf**

Uploaded by: Bailey, Daniel

Position: FAV



**AIA**  
**Maryland**

*Promoting Maryland Architecture Since 1965*

1 February 2021

The Honorable Paul Pinsky  
Chair of the Education Health and Environmental Affairs Committee  
2 West  
Miller Senate Office Building  
Annapolis, Maryland 21401

Re: Letter of Support for SB 0093  
Business Occupations and Professions - Architects - Scope of Licensure

Dear Chairman Pinsky:

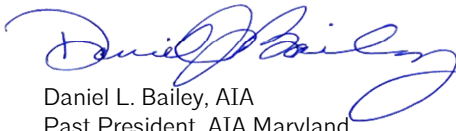
On behalf of AIA Maryland and the nearly 2,000 Architects we represent, we ask for your support of SB 0093 which modifies regulations that define the scope or circumstances for which a person(s) or entity must employ a licensed architect. Upon due consideration, substantive engaged discussion, and collaborative agreement between AIA Maryland, Senator Griffith, Delegate Williams, DLLR, and affected constituents, AIA Maryland agrees and supports an increase from \$5,000 to \$25,000, the maximum estimated cost in labor and materials for minor alterations and limited scope or circumstances, as defined under SB 0093; or up to \$10,000, the maximum estimated cost in labor and materials for alterations and repairs on specific systemic scope or circumstances, as defined under SB 0093.

Originally, AIA Maryland had reservations that, if the initial legislation that was presented in 2020 was adopted, harm might come to the safety, health and welfare of the citizens of our communities. The proposed legislation as defined under SB 0093 remedies those concerns by reasonably limiting the threshold amounts, clearly stating the acceptable types of scope that would be permitted without the engagement of a licensed professional Architect but maintains the assurance of full compliance with the Maryland Rehabilitation Code, and all other current building, life safety and accessibility codes and regulations.

AIA Maryland recognizes that the original limit of \$5000 was codified roughly three decades ago. Adjusting for inflation and in consideration of the health, safety and welfare of Maryland's citizens, we believe the limits as defined under HB 0294 are reasonable. AIA Maryland is also pleased that the bill maintains the clause that a Code Official, or a designated Authority Having Jurisdiction (AHJ), may require such alterations or repairs to be documented and sealed by a licensed Architect, and that such a requirement would take precedence over the bill's provisions.

Architects care deeply about the quality of Maryland's built environment, particularly, those buildings and environments that require continued alterations, rehabilitation, and maintenance. AIA Maryland also cares deeply about the health, safety, and welfare of Maryland residents. We therefore respectfully ask your committee to vote in favor of SB 0093.

Sincerely,



Daniel L. Bailey, AIA  
Past President, AIA Maryland

cc: Senator Melony Griffith

Education, Health and Environmental Affairs Committee:

Cheryl C. Kagan, Vice Chair

Kate Fry Hester

Bryan W, Simonaire

Mary Beth Carozza

Clarence Lam

Mary Washington

Arthur Ellis

Obie Patterson

Jason Gallion

Edward R. Reilly

AIA Maryland Board of Directors

**The American Institute of Architects**

**AIA Maryland**  
**86 Maryland Avenue**  
**Annapolis, Maryland 21401**

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# **SB0093 - Architects - Scope of Licensure - EHEA -**

Uploaded by: Ballentine, Tom

Position: FAV



February 5, 2021

The Honorable Paul G. Pinsky, Chair  
Senate Education, Health and Environmental Affairs  
2 West, Miller Senate Office Building  
Annapolis, MD 21401

**Support - SB 93 – Architects – Scope of Licensure**

Dear, Chair Pinsky and Committee Members:

The NAIOP Maryland Chapters represent more than 700 companies that develop and own commercial, residential, industrial and mixed-use real estate. On behalf of our member companies, I am writing in support of SB 93 which would increase the maximum cost of projects that can be undertaken before state law requires employment of a licensed architect.

NAIOP believes the raising the maximum project cost is appropriate because the current threshold of \$5,000 has not kept pace with increasing construction costs.

Generally, the nature of the building renovation or repair is a more important factor than project cost for the General Assembly to consider when deciding when to require a licensed design professional. Our support for the bill is based on our reading that the bill does not expand the scope of building elements that require an architect.

**For these reasons NAIOP respectfully recommends your favorable report on SB 93.**

Sincerely,

A handwritten signature in blue ink, appearing to read "Tom Ballentine".

Tom Ballentine, Vice President for Policy  
NAIOP Maryland Chapters -*The Association for Commercial Real Estate*

cc: Senate Education, Health and Environmental Affairs Committee Members  
Nick Manis – Manis, Canning Assoc.

# **SB93 Testimony Final.pdf**

Uploaded by: Gibbons, MADDISON

Position: FAV

*Maddison Gibbons  
Legislative Intern  
Office of Senator Melony G. Griffith*

**February 9, 2021**

**Senate Bill 93 - Business Occupations and Professions – Architects – Scope of Licensure**

**Testimony (Favorable)**

Chair Pinsky, Vice Chair Kagan, and members of the Senate Education, Health, and Environmental Affairs Committee. I am pleased to present Senate Bill 93, which raises the threshold of costs required for repairs, for which a person is required to employ a licensed architect. I would like to thank Delegate Williams as well for introducing this bill and the work she has done for local businesses.

This bill comes as a result of community businesses and homeowners, who tend to struggle with simple alterations and remodeling, due to the existing financial threshold under current law. The current language, although certainly necessary for large structural repairs, simultaneously prevents many from making necessary changes to a structure, because of the affordability of hiring an architect. This version will allow much more room for individuals to make repairs without having the extra expense of hiring an architect.

SB 93 will:

- Increase the maximum estimated cost in labor and materials from \$5,000.00 to \$25,000.00 for an alteration, which requires to employ a licensed architect.
- Alters the specific circumstances under which a person is not required to employ a licensed architect.

This bill does not carry any financial burden to the state or local governments, but it has potentially meaningful effects on Maryland business and homeowners. In today's time businesses want to offer the best experience to their customers whether that is through design or technology. Senate Bill 93 will allow more Marylanders to make investments into their businesses and properties that will allow them to thrive.

Thank you for the opportunity to present Senate Bill 93. I respectfully request a favorable report.



**MBIA Testimony SB 93.pdf**

Uploaded by: Graf, Lori

Position: FAV

February 9, 2021

The Honorable Paul G. Pinsky  
Senate Education, Health & Environmental Affairs Committee  
Miller Senate Office Building,  
2 West Wing 11 Bladen St.,  
Annapolis, MD, 21401

**RE: Support SB93 (Business Occupations and Professions- Architects- Scope of Licensure)**

Dear Chairman Pinsky:

The Maryland Building Industry Association (MBIA), representing 100,000 employees of the building industry across the State of Maryland, supports SB93 (Business Occupations and Professions – Architects - Scope of Licensure).

This measure allows someone to alter or repair a building without hiring a licensed architect if the project does not exceed \$25,000 in estimated costs. This is an increase from \$5,000. This increase could make a difference to housing affordability; the more professionals required, the higher the cost of the project. That cost gets passed along to the homebuyer. Allowing someone – whether it’s a homeowner, a contractor, a developer, or a builder – to have this work performed without having to hire a licensed architect helps a project’s bottom line and makes it more affordable.

MBIA respectfully requests the Committee give this measure a favorable report. Thank you for your consideration.

For more information about this position, please contact Lori Graf at 410-800-7327 or [lgraf@marylandbuilders.org](mailto:lgraf@marylandbuilders.org).

cc: Members of the Senate Education, Health & Environmental Affairs Committee

# **SMGG SB 93 Testimony.pdf**

Uploaded by: Griffith, Melony

Position: FAV

**MELONY G. GRIFFITH**  
*Legislative District 25*  
Prince George's County

PRESIDENT PRO TEMPORE

Budget and Taxation Committee



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11 Bladen Street, Room 220  
Annapolis, Maryland 21401  
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800-492-7122 Ext. 3127  
Melony.Griffith@senate.state.md.us

**THE SENATE OF MARYLAND**  
ANNAPOLIS, MARYLAND 21401

February 2, 2021

**Senate Bill 93 – Business Occupations and Professions - Architects - Scope of Licensure**

**Testimony of Senator Melony G. Griffith (Favorable)**

Good afternoon, Chair Pinsky, Vice-Chair Kagan, and members of the Education, Health, and Environmental Affairs Committee. I am requesting a favorable report Senate Bill 93, also known as Business Occupations and Professions - Architects - Scope of Licensure.

**Background**

The current law puts a \$5,000 cap on the cost of updates to an existing building before having to hire an architect. Once the cap is exceeded, a licensed architect sign off on the building plans before being able to obtain a permit. Hiring an architect could cost at least \$5,000 or more, which in some cases end up costing more than the actual project.

**SB 93**

The bill raises the cap on home repairs to \$25,000, allowing residents to make repairs without having to hire an architect. (Unless needed to comply with the Maryland Building Performance Standards or to provide for the health and safety of the public.) The language of the bill specifies which kind of changes would be allowed under the new statute, and requiring residents to adhere to the guidelines in the Maryland Rehabilitation Code.

I appreciate your consideration and a favorable report.