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January 22, 2021

The Honorable Chris West
Senate Judicial Proceedings Committee
303 James Senate Office Building
11 Bladen Street
Annapolis, MD 21401

RE: Senate Bill 210 COVID-19 Claim - Civil Immunity - FAVORABLE

Dear Senator West and Members of the Committee.

I am writing on behalf of the Building Owners and Managers Association (BOMA), to respectfully request an favorable report on Senate Bill 210.

BOMA is a professional trade association that represents the best interests of commercial and real estate owners, real estate professionals and our associate members through effective leadership in advocacy, collection and dissemination of industry information, education, community involvement, membership participation, and professional development.

As the Committee is aware, office and other commercial buildings have a steady stream of persons flowing through them: tenants, visitors, persons providing building services, etc. Each of these individuals is a potential claim for COVID 19 exposure. The prospect of successful litigation may be low; however, the cost of defending lawsuits arising from COVID 19 claims would, at a minimum, be substantial. It could be ruinous for the landlord or any entity against whom such claims are brought. SB 210 provides a commonsense, measured, temporary protection against unwarranted litigation. For that reason, BOMA respectfully requests a favorable report on this legislation.

Very truly yours,



Bryson F. Popham

cc: Kevin Bauer
Joan Smith