

February 22, 2022

The Honorable Kumar P. Barve
Environment & Transportation Committee
House Office Building, Room 251,
6 Bladen St., Annapolis, MD, 21401

RE: Favorable with Amendments - HB 688 Real Property – Residential Contract of Sale – Buyer Identification

Dear Chairman Barve:

The Maryland Building Industry Association, representing 1,100 member firms statewide, appreciates the opportunity to participate in the discussion surrounding **HB 688 Real Property – Residential Contract of Sale – Buyer Identification. MBIA Favorable with Amendment.**

This bill would authorize a buyer who executes a residential contract of sale for a single family residential real property with a real estate broker to be identified by a “client” designation rather than their name. MBIA understands the Sponsors intent is to protect victims of domestic violence. The Secretary of State currently has a Safe at Home program that is designed to protect victims of domestic violence. We would support some way of ensuring that real estate transactions are part of this program.

As the Bill is currently worded, we do not feel that the Sponsors intent is realized. We are concerned that, as currently worded, this bill appears to be aiming to prevent discrimination; we believe that this will have the opposite effect. In cases that there are multiple offers on a property, a buyer is more likely to select a buyer that can be identified. We support legislation that prevents discrimination but have serious concerns about this method.

We look forward to working with the sponsor on this Legislation. Thank you for your consideration.

For more information about this position, please contact Lori Graf at 410-800-7327 or lgraf@marylandbuilders.org.

cc: Members of the House Environment & Transportation Committee