

February 22, 2022

The Honorable William C. Smith Jr.  
Senate Judicial Proceedings Committee  
Miller Senate Office Building,  
2 East Wing 11 Bladen St.,  
Annapolis, MD, 21401

**RE: MBIA Support with Amendments SB 629 Landlord and Tenant – Eviction Data – Collection and Distribution**

Dear Chairman Smith:

The Maryland Building Industry Association, representing 100,000 employees statewide, appreciates the opportunity to participate in the discussion surrounding **SB 629 Landlord and Tenant – Eviction Data – Collection and Distribution**. MBIA **Supports** the Act with amendments.

This bill would require the judiciary to compile and report on eviction data every 2 weeks and publish it on the department website. MBIA supports the collection of data relating to evictions. As policy makers try to legislate fair housing practices it is important that they continue to have accurate information unfiltered by interest groups. MBIA would like to support the amendments offered by the Maryland Multi-Housing Association requiring legal services providers to compile and report annually on important data concerning evictions. It is the position of MBIA that the State should seek all sources of information that allows for the best data to be past to decision makers. The amendments recommended by MBIA are listed below:

On page 2, line 5, insert, “(4) ‘LEGAL SERVICE ENTITY’ MEANS ANY ENTITY, INCLUDING A NON-PROFIT ORGANIZATION, THAT RECEIVES STATE OR FEDERAL FUNDS FOR EVICTION PREVENTION OR EVICTION RELATED LEGAL SERVICES FROM THE ACCESS TO COUNSEL IN EVICTIONS SPECIAL FUND OR FROM THE MARYLAND LEGAL SERVICES CORPORATION.

On page 2, line 27, insert, “(D) A LEGAL SERVICE ENTITY SHALL PROVIDE QUARTERLY REPORTS TO THE DEPARTMENT THAT: (1) DELINEATE THE TOTAL NUMBER OF ATTORNEYS EMPLOYED BY THE LEGAL SERVICE ENTITY THAT PROVIDED REPRESENTATION IN HOUSING CASES DURING THE RELEVANT QUARTER; (2) THE TOTAL NUMBER OF HOUSING CASES IN WHICH ATTORNEYS FOR THE LEGAL SERVICE ENTITIY PROVIDED FULL REPRESENTATION TO A TENANT DURING THE RELEVANT QUARTER; (3) THE TOTAL NUMBER OF EVICTION CASES THAT RECEIVED FULL REPRESENTATION DELINEATED BY TYPE DURING THE RELEVANT QUARTER; (4) THE TOTAL AMOUNT OF STATE AND FEDERAL FUNDS RECEIVED AND EXPENDED DURING THE RELEVANT QUARTER; (5) DATA ON CASE DISPOSITIONS THAT WERE DECIDED DURING THE RELEVANT QUARTER; (6) HOW MANY INDIVIDUALS, IF ANY, RECEIVED REPRESENTATION FOR MULTIPLE CASES DURING THE RELEVANT QUARTER; AND (7) THE JURISDICTIONS IN WHICH FULL REPRESENTATION WAS PROVIDED DURING THE RELEVANT QUARTER.”

On page 2, line 27, insert, “(E) ON A QUARTERLY BASIS, THE DEPARTMENT SHALL COMPILE REPORTS FROM LEGAL SERVICE ENTITIES AND MAINTAIN THE REPORTS AS PUBLIC RECORDS SUBJECT TO THE MARYLAND PUBLIC INFORMATION ACT.

For these reasons, MBIA respectfully requests the Committee adopt the proposed amendments 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 Judicial Proceedings Committee