



Senate Bill 121

Committee: Ways and Means
Date: March 22, 2023
Position: Favorable

This testimony is offered on behalf of the Maryland Multi-Housing Association (MMHA). MMHA is a professional trade association established in 1996, whose members consist of owners and managers of more than 210,000 rental housing homes in over 958 apartment communities. Our members house over 538,000 residents of the State of Maryland. MMHA also represents over 250 associate member companies who supply goods and services to the multi-housing industry.

Senate Bill 121 (“SB 121”) requires schools to inform students of apprenticeship opportunities in the same way schools inform students of postsecondary education opportunities. Further, SB 121 requires schools that pay for postsecondary education tests to allocate funding for apprenticeship exams.

MMHA has established the [Leasing Training Academy](#) and partnered with Employ Prince George’s to provide a first of its kind training program that specifically prepares and connects individuals to careers within Maryland’s housing industry. **At no cost to participants**, LTA trains unemployed or under-employed participants, connects the participants with employers to ensure a successful transition into the workforce, and provides LTA participants with a professional mentor who provides guidance and support after the individual has entered the workforce.

In addition to the LTA, MMHA’s [Service Training Academy](#) (STA) trains multiple cohorts annually and connects participants with maintenance technician positions at apartment communities that pay sustainable wages and offer full benefits. Like the LTA, the STA currently offers **free** training to participants, opportunities for continuing education to graduates, and connection to industry certifications.

With the passage of SB 121, the LTA and STA would quickly connect more participants from Maryland’s schools to employment and provide an opportunity to grow a career within Maryland’s housing industry. In addition to a sustainable wage, STA graduates that obtain employment are offered full benefits by their employers, which in many cases includes access to reduced-price or even free housing. **For this reason, MMHA respectfully requests a favorable report from the committee.**