



February 16, 2024

The Honorable Marc Korman
Chair, Environment and Transportation Committee
Maryland House of Delegates

Re: Support for House Bill 538 (Housing Expansion and Affordability Act of 2024)

Dear Chair Korman and Members of the Environment and Transportation Committee:

On behalf of Amazon, I write to express support for the Housing Expansion and Affordability Act of 2024 (HB538). Amazon believes that all people should have access to housing they can afford and we are committing our resources to increase the supply of long-term, affordable homes for low-to-moderate income residents.

Since the launch of the Amazon Housing Equity Fund in 2021, we have invested more than \$185 million in eight projects across Montgomery and Prince George's Counties. These investments support the preservation and creation of 1,780 affordable homes for households earning 30% - 80% of area median income.

We fund affordable housing within a half mile from public transit, making it easier for residents to access critical resources like jobs, schools, and retail. Three of our Maryland projects – in College Park, New Carrollton and North Bethesda – were done in partnership with the Washington Metropolitan Area Transit Authority (WMATA) to build transit-oriented communities.

Transit-oriented development connects communities to jobs and services and promotes local community and economic development while also reducing commute times and associated expenses. We appreciate the focus on transit-oriented development in the Housing Expansion and Affordability Act of 2024, and urge a favorable report.

Thank you for your consideration.

Sincerely,

Anya Malkov
Head of Maryland Public Policy
Amazon