



Chair Brian Feldman
and Members, Education, Energy, and the Environment Committee
2 West, Miller Senate Office Building
Annapolis, Maryland 21401

March 4, 2025

Dear Chair Feldman and Members of the Education, Energy, and the Environment Committee:

My name is Dan Reed and I serve as the Regional Policy Director for [Greater Greater Washington](#), a nonprofit that works to advance racial, economic, and environmental justice in land use, transportation, and housing throughout Greater Washington. **GGWash strongly supports Senate Bill 430, the Housing for Jobs Act**, and we continue to applaud Governor Moore and Secretary Day's leadership on this important issue.

As has been said countless times this session, Maryland has a housing crisis. Estimates show the state is short as many as 150,000 homes, resulting in rising prices and significant challenges for employers as their workers can't afford to live here¹. Meanwhile, we're facing a \$3 billion budget shortfall, which is expected to double by 2030². These problems are closely related: if we can build more homes for more budgets, more people will be able to come here and stay here, meaning more job growth and more tax revenue.

The Housing for Jobs Act is a key part of the solution, as it would direct housing production to the places where it's most needed—communities where there aren't enough homes for available jobs. It will set consistent criteria for how local governments should review development approvals, and give builders a "private right of action" if their applications are unfairly denied.

We recently commissioned a poll of 820 Marylanders and found strong support for the Housing for Jobs Act: 76% support producing more homes in areas where there are more job opportunities than available housing supply, 69% support reducing the amount of time it takes for housing projects to go through permitting; and 79% support setting clear and objective criteria for development approvals.

¹ <https://www.wbalrtv.com/article/maryland-legislators-new-bills-keep-up-housing-demand/63423726>

² <https://marylandmatters.org/2025/01/03/everything-on-the-table-as-moore-lawmakers-look-for-budget-solutions/>

The Washington, DC region is great ➡ and it can be greater.



This is the second time we've done a statewide housing poll, and each time the results are clear: Marylanders are fed up with high housing costs, they want the state to do something about it, and they're open to solutions. Now it's time for the General Assembly to act and ensure that all Marylanders—both the ones who are here, and the ones who want to come here—can put down roots here. We ask the Education, Energy, and the Environment Committee for a favorable report.

Sincerely,

Dan Reed
Regional Policy Director