

Stein Testimony Support HB 528.pdf

Uploaded by: Dana Stein

Position: FAV

DANA M. STEIN
Legislative District 11B
Baltimore County

—
SPEAKER PRO TEM
—

Environment and Transportation
Committee

Subcommittees

Chair, Environment

Natural Resources,
Agriculture and Open Space



The Maryland House of Delegates
6 Bladen Street, Room 301
Annapolis, Maryland 21401
410-841-3527 · 301-858-3527
800-492-7122 Ext. 3527
Dana.Stein@house.state.md.us

The Maryland House of Delegates
ANNAPOLIS, MARYLAND 21401

**Delegate Dana Stein Testimony in Support of
HB 528 – Baltimore County – Vehicle Laws – Private Roadways in Residential
Subdivisions and Communities**

Chair Korman, Vice Chair Boyce, and Members of the Environment and Transportation Committee:

I believe most of have some version of a police community relations council (PCRC), in our districts that we tried to attend with some regularity.

I've often heard community members ask police officers at the meeting for traffic enforcement on a particular street in their community, particularly to combat speeding. The officers will take down the street name and put it on their list for enforcement.

However, in Homeowner and Condominium associations, the police are not allowed to do any motor vehicle enforcement, per state law. This was a surprise to me, but state law says that drivers are only subject to the rules of the road on roads that are used by the public in general. Drivers on private roads located within a private residential subdivision or community are not required to obey rules of the road. There's one County where this is an exception: Calvert County.

This has been a particular problem in one HOA in my District 11, the Queen Anne community, a townhouse HOA community. As you'll hear from the HOA president, Max Wolfthul, speeding has been a big challenge, particularly on certain, long stretches of streets. Despite the speeding the police have told Mr. Wolfthul they can't do any enforcement.

As amended, HB 528 creates a pilot program in Queen Anne Village, as proposed by Baltimore County. There are many complexities with opening all private roadways in subdivisions to motor vehicle enforcement. This pilot will help Baltimore County determine what those issues are and whether police enforcement could in the future be extended to other subdivisions.

I urge a favorable report on this legislation. Thank you.

Wolfthal ENT Testimony in Support of HB 528.pdf

Uploaded by: Max Wolfthal

Position: FAV

Testimony in Support of HB 528 – Baltimore County Vehicle Laws – Private Roadways in Residential Subdivisions and Communities

Submitted by: Max Wofthal,
President Queen Anne Village, Owings Mills
February 11, 2025

Chair Korman, Vice Chair Boyce, and Members of the Environment and Transportation Committee:

My name is Max Wolfthal. I am the HOA President at Queen Anne Village in Owings Mills, a community of 405 townhomes. I have been on the board here for 20 years, serving as President for the past 16. In this time, I have received many complaints from residents about the cars speeding and disobeying stop signs and other traffic control devices in our community. After asking our County Police to attempt some enforcement here, I was made aware that they have little-to-no authority to do so as our community is private property including our streets.

Several officers I have spoken to seem to have different opinions on the law regarding enforcement but none of them will do it. Some have even told me how badly people drive here but say their hands are tied.

I researched this and found that Calvert County is the exception to the rule in Maryland. In Calvert County, the law allows a police officer to enforce the provisions of the Maryland Vehicle Law on a private roadway located within a residential subdivision.

I appreciate that Baltimore County is willing to make my community a pilot case. I hope you will support HB 528 as amended to help create a safer driving experience for drivers in communities such as ours in Baltimore County.