



## **Senate Bill 674 - Transportation - Regional Transportation Authorities**

### **Position: Oppose**

On behalf of our member organizations the Greater Capitol Area Association of REALTORS® (GCAAR), the Prince George's County Association of REALTORS® (PGCAR), the Greater Baltimore Board of REALTORS® (GBBR), and Southern Maryland Association of REALTORS® (SMAR), we respectfully oppose SB 674.

While REALTORS® recognize the importance of investing in transportation infrastructure, Maryland residents overwhelmingly cite housing affordability, cost of living, and tax burdens as their top concerns. Recent polling shows that housing costs top constituent priorities, with a vast majority of voters identifying affordability as a major issue, and many Marylanders expressing concern over rising prices and taxes statewide. In that same survey, only 5% of Maryland voters cited transportation as their top concern.

SB 674 would impose a new regional transportation transfer tax surcharge across multiple regions of the State — ultimately increasing the tax burden on Maryland families, small businesses, and homebuyers at a time when residents are already stretched thin by high housing costs and other living expenses. Rather than exacerbating cost pressures, the State should be focused on reducing barriers to homeownership and preserving economic opportunity.

We also note that when nearby Virginia enacted similar regional transportation funding measures in certain jurisdictions, those proposals were the product of years of engagement with the business community and the impacted industries, with stakeholders willingly agreeing to tax themselves to support agreed-upon infrastructure goals. In contrast, SB 674's sweeping tax surcharges lack that same broad, collaborative foundation.

Given the outsize impact of new tax burdens on the issues Marylanders rank as most pressing — housing affordability, cost of living, and taxes — Maryland REALTORS® respectfully requests an unfavorable report on Senate Bill 674.

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