

February 20th, 2026

The Honorable Melissa Wells
Chair, Government, Labor and Elections Committee
145 Lowe House Office Building
Annapolis, MD, 21401

RE: MBIA Letter of Support HB 576 State Archives - Record Services - Fees

Dear Chairwoman Wells,

The Maryland Building Industry Association, representing 100,000 employees statewide, appreciates the opportunity to participate in the discussion surrounding **HB 576 State Archives - Record Services - Fees**.

This bill authorizes the State Archives to establish fees by regulation for providing a copy of a record and for certifying the record, recovering the cost of electronically posting and maintaining the images of plats, reproducing a copy of a plat, and for covering the expense of copying vital records or indexes to a vital record, to make extracts from restricted vital records or to undertake a search for vital records. MBIA is in support of this bill, as this will create a more predictable fee structure. Our members rely on access to plats, land records, and other documents that are important to planning and financing housing projects. Allowing fees to be set by regulation, rather than set permanently by the legislature, helps avoid statutory fee increases that are infrequent but very large and disruptive to our industry. The State Archives will now have the ability to make incremental, cost-based adjustments over time. This will help avoid large fee increases and result in more consistent processing times and fewer project delays. Any delay to a development project can add significant costs and in some cases, make the project unviable. These added costs are always passed directly on to homebuyers.

For these reasons, MBIA respectfully urges the Committee to give this measure a favorable report. Thank you for your consideration.

For more information about this position, please contact Lori Graf at 410-800-7327 or lgraf@marylandbuilders.org.

cc: Members of the House Government, Labor and Elections Committee