



JUSTICE FOR ALL

MARYLAND HOUSE WAYS AND MEANS COMMITTEE
TESTIMONY OF MARYLAND VOLUNTEER LAWYERS SERVICE
**IN SUPPORT OF HB 368 – PRINCE GEORGE’S COUNTY –
SUPPLEMENTAL HOMEOWNERS’ PROPERTY TAX CREDIT –
REQUIRED PG 412-26**

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TUESDAY, FEBRUARY 3, 2026

Chair Wilkins and distinguished members of the Committee, thank you for the opportunity to testify in support of House Bill 368, as it keeps older and vulnerable residents in Prince George’s County in their homes.

My name is Megan Good, and I am a Tangled Title Staff Attorney at Maryland Volunteer Lawyers Service (MVLS). MVLS is the oldest and largest provider of pro bono civil legal services to low-income Marylanders,¹ and our mission is to reduce barriers to justice through free civil legal help, community engagement, and advocacy for equitable laws.

Our Tangled Title team is committed to helping low-income families preserve and pass on their family home, and in that process, we work to connect many residents to the Homeowners’ Property Tax Credit. For numerous clients, **access to the Homeowners’ Property Tax Credit makes the difference between being able to stay in their home, or losing it to tax sale** and potentially facing homelessness.

One limitation of the State tax credit is that the **eligibility limits based on income and assessed property value** are not indexed to increase with inflation or market changes, and they **have not increased in 20 years**. Additionally, household size is not taken into consideration, even though the income of all household members must be reported. As a result, this vital resource is out of reach for many Marylanders whose income places their tax bills, not to mention the market rate rent they would be forced to pay if they lose their home, outside of their budget.

¹ Since MVLS’ founding in 1981, our statewide panel of over 1,700 volunteers has provided free legal services to over 115,000 Marylanders in a wide range of civil legal matters. In FY25, MVLS volunteers and staff lawyers provided legal services to 3,233 people across the state.

With this legislation, **Prince George's County is taking an important step to protect vulnerable families from losing their homes.** By supplementing the state credit to reduce tax burdens for families with household incomes up to \$75,000, the County is recognizing how much of a burden increasing costs are placing on vulnerable homeowners, and how important it is to support and enable our neighbors to remain in their homes.

For these reasons, we **strongly support HB 368** and ask you to do the same. Thank you again for the opportunity to testify.