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**DATE:** March 24, 2026  
**BILL NO.:** Senate Bill 819  
**TITLE:** Judicial In Rem Tax Foreclosure - Notice Requirements  
**COMMITTEE:** House Ways & Means Committee

### Letter of Support

#### **Description of Bill:**

Senate Bill 819 would eliminate a requirement in statute for local jurisdictions to send notice and a copy of a complaint for an in rem foreclosure to all interested parties within 5 days of the locality filing the complaint. This requirement is replaced by a reference to serve the complaint in accordance with the Maryland Rules.

#### **Background and Analysis:**

Maryland DHCD understands the need for local processes to become more efficient and applauds local jurisdictions in those efforts. One way to accomplish this is the consolidation of processes, like those employed within in rem foreclosures. In removing the statutory requirement to provide notice within 5 days of a complaint filing, the State would be eliminating a duplicative requirement within the Maryland Rules. As a result, a simple incorporation of the Maryland Rules, by reference, will have no negative impact on local homeowners going through the foreclosure process, as their notice period would remain the same. Local governments would benefit from the resource-savings in staff time resulting from the cost of providing duplicative notices to local homeowners.

#### **DHCD Position**

The Maryland Department of Housing and Community Development respectfully requests a **favorable** report on Senate Bill 819.

