COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND

2025 Legislative Session

Bill No. CB-048-2025

Chapter No. 51

Proposed and Presented by Council Member Burroughs

Introduced by Council Members Burroughs, Watson, Olson, Hawkins, Dernoga, Adams-Stafford, and Oriadha

Co-Sponsors Council Members Ivey, Fisher, and Blegay

Date of Introduction October 21, 2025

BILL

AN ACT concerning

Deceptive Trade Practices by Landlords

For the purpose of enhancing tenant protections under consumer protection laws in response to widespread issues facing tenants from landlord's unfair or deceptive practices.

BY repealing and reenacting with amendments:

SUBTITLE 2. ADMINISTRATION.

Section 2-146

The Prince George's County Code

(2023 Edition; 2024 Supplement).

SECTION 1. BE IT ENACTED by the County Council of Prince George's County, Maryland, that Section 2-146 of the Prince George's County Code be and the same is hereby repealed and reenacted with the following amendments:

SUBTITLE 2. ADMINISTRATION.

DIVISION 8. CONSUMER PROTECTION.

SUBDIVISION 1. GENERAL.

Sec. 2-146. Unlawful practices.

* * * * * * *

(e) The following practices and conduct are declared to be unlawful, unfair and deceptive in connection with actions by landlords with respect to rental housing:

(1) Failure of the landlord to correct substandard living conditions of their rental

properties.

(2) Landlord's misleading advertising of amenities of their rental properties.

(3) Landlord's failure to maintain essential services required on their rental properties.

(4) Unwarranted fees assessed by landlords upon tenants in their rental properties.

(5) Persistent housing violations by landlords on their rental properties.

SECTION 2. BE IT FURTHER ENACTED that the provisions of this Act are hereby declared to be severable; and, in the event that any section, subsection, paragraph, subparagraph, sentence, clause, phrase, or word of this Act is declared invalid or unconstitutional by a court of competent jurisdiction, such invalidity or unconstitutionality shall not affect the remaining words, phrases, clauses, sentences, subparagraphs, paragraphs, subsections, or sections of this Act, since the same would have been enacted without the incorporation in this Act of any such invalid or unconstitutional word, phrase, clause, sentence, paragraph, subparagraph, subsection, or section.

SECTION 3. BE IT FURTHER ENACTED that this Act shall take effect forty-five (45) calendar days after it becomes law.

Adopted this 17th day of November, 2025.

COUNTY COUNCIL OF PRINCE GEORGE'S COUNTY, MARYLAND

BY: _____
Edward P. Burroughs III
Chair

ATTEST:

_____
Donna J. Brown
Clerk of the Council

APPROVED:

DATE: 12/8/2025

BY: _____
Aisha N. Braveboy
County Executive

KEY:
Underscoring indicates language added to existing law.
[Brackets] indicate language deleted from existing law.
Asterisks *** indicate intervening existing Code provisions that remain unchanged.

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