



100 North Charles Street, 2nd floor
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February 21, 2024

Senator Brian J. Feldman, Chair
Senator Cheryl C. Kagan, Vice Chair
2 West
Miller Senate Office Building
Annapolis, Maryland 21401

RE: Support for Senate Bill 483 – Maryland Community Investment Corporation –
Establishment (Housing and Community Development Financing Act of 2024)

Hearing before the Senate Education, Energy, and the Environment Committee on February
22, 2024

Position: Support (FAV)

Dear Honorable Members of the Senate Education, Energy and the Environment Committee,

We appreciate the opportunity to submit testimony on behalf of the Baltimore Regional
Housing Partnership (BRHP). I am writing to express our support for Senate Bill 483, the
Housing and Community Development Financing Act of 2024.

BRHP is a non-profit organization that expands housing choices for families with low incomes
who have historically been excluded from housing in well-resourced neighborhoods, helping
them to access and transition successfully to safe, healthy, and economically vibrant
communities. As the Regional Administrator for the Baltimore Housing Mobility Program, BRHP
has opened pathways to a better future for low-income families for over 10 years. BRHP
currently provides over 4,300 low-income families rental assistance in the form of the
Housing Choice Voucher and couples that with counseling supports for families as they move
from areas of concentrated poverty to areas of opportunity in Baltimore City and the five
surrounding counties. BRHP is dedicated to helping achieve racially and socially equitable
public policy that ensures low-income families have access to quality and affordable homes
in communities of their choice.

We would like to express our support for the Housing and Community Development Financing
Act (SB 483, HB 599), a critical piece of legislation that aims to strengthen Maryland's
financing tools for housing and community development.

The establishment of the Maryland Community Investment Corporation (MCIC) as a state
Community Development Entity marks an important step toward ensuring more investments

The Baltimore Regional Housing Partnership is an equal housing opportunity provider.





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in Maryland; currently, Maryland's existing CDEs have no obligation to invest within our state,

which can lead to missed opportunities for local development. By creating the MCIC, SB 483 ensures that federal funding available through the New Market Tax Credit is harnessed effectively for the benefit of Maryland residents. We appreciate the demonstrated effort towards investments in our neighborhoods, the potential for job creation, and, crucially, the development of affordable housing for low and middle-income families.

Furthermore, the proposed enhancements to the state's Strategic Demolition and Smart Growth Impact Fund are both timely and necessary. By expanding the eligible uses of the funds to include debt payment and credit enhancement, the bill aims to make redevelopment projects both more financially feasible and conducive to smart growth, ultimately working toward our shared goals of creating vibrant, livable communities. As leaders in the affordable housing field, BRHP recognizes the importance of strategic investments in housing and community development and believes this bill will help provide the tools and resources necessary to increase affordable housing options.

We urge the committee to pass this bill which will serve as a catalyst for positive change across our state. We believe this bill serves not only as an investment in our infrastructure, but also an investment in the quality of life for all Marylanders, regardless of income.

Thank you for your time and consideration.

Sincerely,

Adria Crutchfield, Executive Director

