

Timestamp	First name	Last name	State	Zip code	Are you representing yourself?	What organization or whom do you represent?	Legislation	Position	Remarks	Attachment
2023-11-17 12:08:40	Olive	Grubb	MD	21108	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	Hi My name is Olive Grubb and I am a mother of a 29 year-old Down Syndrome son who needs full-time care. I am also a full-time School Bus Driver in AACO to help support myself and my son. It has been a big dream of mine to become a homeowner and this bill could help make that happen. It is very important to me to gain financial security for myself and my son, and I know that one of the biggest ways to do that is by owning my own home. We have had to move eight times in the last five years and it is exhausting and I'm always calling in favors which is uncomfortable to do. If I could own my own home, I know that I could provide more stability for my son who really struggles with change and uprooting his life. Also, I employ you to make sure that single-family homes are also required to have MPDU (Moderately Priced Dwelling Unit) because my dog too deserves a yard to play in. I believe that I have been and continue to be an essential worker. I implore you to vote YES on this bill and help my family. Essential Worker Housing, Access Act (Bill 78-23).	
2023-11-18 21:38:42	Karima	Hilliard	Maryland	21225	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	I cannot afford to live in the city/town where I work. Many teachers are just like me. Help us be less stressed so we can be best selfs in the classroom.	
2023-11-18 22:59:19	Ravi	Pillalamarri	MD	21401	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	I'm a teacher in the county. This bill won't help me but it will help a lot of my coworkers and the communities I serve. We need a better society and this is a step towards that.	
2023-11-19 6:54:40	Monique	Maxwell	Maryland	21060	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support		
2023-11-19 9:58:22	Cheri	Boyd	Maryland	21076	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	My husband and I live in an apartment and have been looking for housing in the area. For the square footage, the houses are much too expensive and not affordable. We would be struggling to pay for a mortgage.	
2023-11-19 11:48:22	Greg	Cantori	Maryland	21403	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	Bill 78-23a is another important arrow in the growing quiver of affordable housing tools we desperately need to address our extreme housing shortage. This bill will help provide more options for those looking for affordable homes in often unaffordable areas, reducing their housing cost burdens and long commutes (and thus our traffic jams) We need more live-near-your-work options for our service workers this bill will likely benefit. Please support the MPDU bill 78-23a . Thank you	
2023-11-19 14:59:09	Michael	Tichenor	MD	21146	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Oppose	I strongly oppose this bill. The county does not need any more density housing which our infrastructure cannot handle. It is unreasonable to waive connection fees and adequate facility requirements for any type of building. The burden of the economic ramifications including hiring people to oversee the housing will be a 3 million dollar burden on every citizen in the county, leading to reduced services or infrastructure improvements greatly needed elsewhere. More density creates overcrowding schools, greater traffic and a greater burden on stormwater management and the available green space in our county. Please oppose this bill.	
2023-11-20 8:43:15	Jen	Roman	MD	21113	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	Pass the bill. Then fix the zoning issues. Don't waste this opportunity. Make the bill stronger: 1. Increase MPDU percentage to 25% 2. Eliminate 12 month restriction for eligibility. No preferential treatment to certain groups 3. No developer buyouts 4. For true inclusionary zoning, get rid of single family zoning and density issues that prevent affordable housing from being built throughout the entire county	
2023-11-20 9:40:37	steven	waddy	Maryland	21144	No	Naacp	Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	The Naacp supports 78-23 with amendments. The primary goals for MPDU programs is to create affordable housing for lower middle income and middle income earners in privately built and financed developments that contain both market rate housing and affordable housing. The Moderately Priced Dwelling Unit is not a race based program. It is also not a program meant to serve large numbers of people. It is a very exclusive, gradual program. the National Low income Housing coalition has stated: "Scholars like Richard Rothstein have detailed the long history of race-based housing policies and practices in the United States. For example, exclusionary zoning practices (e.g. low-density zoning permitting only for-sale single-family homes) exacerbated economic and racial segregation by preventing developers from building naturally lower-cost homes and apartments, like small houses, duplexes, or apartment buildings. Inclusionary housing, although not intended to completely right racial injustices embedded in our nation's housing practices, can provide an immediate supply of affordable housing for households earning below median income in neighborhoods already rich with services and amenities. As research from Raj Chetty at Opportunity Insights shows, upward mobility within a person's lifetime is highly dependent on where they reside. Providing safe housing in neighborhoods with access to better schools, food, and transportation is one key step to addressing racial disparities in health and wealth." 06-03_Inclusionary-Housing-Policies.pdf (nihnc.org) Remove Section 17-14-104 (B)(6) That allows developers to reduce the interior amenity level of the MPDU - Section 17-12-106 – Increase the number of years that an eligible household may have the certificate of eligibility renewed. - Remove the ability of developers of 10-19 units to opt out by paying into the housing trust	
2023-11-20 10:39:16	Lynda	Davis	MD	21090	Yes		Bill No. 78-23a: Essential Worker Housing Access Act of 2023 (MPDU bill) (amended)	Support	Support with the following amendments: 25% MPDUS IN AA COUNTY - Increase the percentage of MPDUs required for sale properties and rentals to 25%. AVAILABLE TO ALL - Expand the included groups so that MPDUs meet the greatest need. Eligibility should be based solely on income level. No preferential treatment for county employees. Eliminate the eligibility requirement that people have to live or work in the county for 12 months before applying. NO DEVELOPER BUYOUTS - Eliminate the fee in lieu/buy out option for 10-19 units and remove the fee in lieu for areas that have single family zoning such as Glen Burnie, Pasadena, Severna Park, and Linthicum, areas with less housing density than other areas like Odenton, Crofton, Jessup, and Russet. AFFORDABLE FOR ALL - Raise the cap on the Area Median Income because of inflation which is impacting all income levels. ALL DEVELOPMENT IN AA COUNTY - Ensure that this legislation applies to all developments and not certain developments. For example, the County Executive's office has said that the Adequate Public Facilities will allow development in school districts that have vacant seats and that there are 16,000 vacant seats. Ensure that the MPDUs will be distributed equitably throughout the county. CREATE ACCESSIBLE COMMUNITIES: Ensure that the MPDUs are not being built in food deserts or places without access to transportation, jobs, health care and if they are, a community development plan is put in place. MPDUS ARE BUILT THE SAME - NO SUBSTANDARD HOUSING - Ensure that the MPDU units are the same size and have the same finishes and amenities as the market-rate units and are not substandard.	
10										

Timestamp	First name	Last name	Phone number	City	State	Zip Code	Are you representing yourself?	If no, what organization or whom do you represent?	Remarks	Attachment
2023-11-06 12:40:56	Leah	Aiello	4109234255	Crownsville	Maryland	21032	No	Anne Arundel County Food Bank, Inc.	Testimony in support of Bill 78-23	YES
2023-11-06 14:06:54	Ricarra	Jones		Baltimore	Maryland	21201	Yes		As the largest healthcare union in the country with over 10,000 members across Maryland and D.C., 1199 SEIU United Healthcare Workers East proudly supports the Essential Worker Housing Access Act and urges the county council to pass Bill 78-23.	YES
									Bill 78-23	



11/6/2023

Attn: Honorable Pete Smith, Chairman
Anne Arundel County Council
44 Calvert Street
Annapolis, MD 21401

RE: Testimony in Support of Bill 78-23

Dear Chairman Smith and Distinguished Councilmembers:

On behalf of the Anne Arundel County Food Bank (AACFB), I respectfully ask that you vote favorably for Bill 78-23 - Essential Worker Housing Access Bill.

For over 37 years, the Anne Arundel County Food Bank has provided food and basic necessities to residents of our county who are experiencing food insecurity. Just last year, we distributed over 3.4 million pounds of these essential resources to our neighbors in need. While the work of our organization in partnership with our network of pantry partners is critical to providing emergency and short-term food relief, the pervasive food insecurity that exists in communities throughout our county is not because we do not have enough food. It is because we have a broken food system where equity and justice have not been prioritized and a legislative system that has created structural barriers that have made it nearly impossible for neighbors living paycheck-to-paycheck to obtain true economic self-sufficiency.

Anne Arundel County residents are especially burdened due to the high cost of food and housing, coupled with the need for improved public transportation and access to affordable childcare in our community. According to the most recent ALICE Report, of the 212,687 Anne Arundel County households, 35% (74,440) are below the ALICE (Asset Limited Income Constrained Employed) threshold. These families must regularly choose among eating and paying the rent, heating their homes, paying for prescription medication, and other survival essentials.

Hunger and poverty are driven by economic and social hardships – including insufficient wages, lack of affordable housing, inadequate health care, and more – and by systemic discrimination. These factors are complex and interrelated, and they must be tackled through the enactment of legislation to address the root causes of hunger and poverty, or else we cannot alleviate food insecurity in Anne Arundel County.

The Essential Worker Housing Access Bill will provide quality affordable housing to hardworking residents of our county who would otherwise be unable to afford to live here. If passed, this bill will ensure that 200 new homes and apartments per year are available for qualified workers like teachers, firefighters, police officers, nurses, construction workers, and public service and service industry workers.

Affordable housing and food security are intrinsically linked. When a large percentage of monthly income must go to keep a family housed, the ability to purchase food, especially healthy and nutritious items, is negatively impacted. Housing and food are not a privilege, but rather a basic human need and right. For those of us in the position to help bring about change that improves access to a more secure, higher quality life for our hard-working neighbors, we have a moral imperative to act.

Feeding Anne Arundel Since 1986

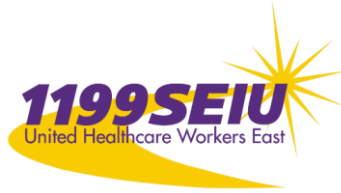


We urge each of you to act by voting favorably for Bill 78-23 - Essential Worker Housing Access Bill to provide qualified residents with opportunities to obtain affordable and safe housing in our county. Thank you for your consideration and for your continued partnership to alleviate food insecurity in Anne Arundel County.

Sincerely,

A handwritten signature in black ink that reads "Leah Paley".

Leah Paley, LMSW
Chief Executive Officer



Testimony in Support of Bill 78-23
Essential Worker Housing Access Act of 2023
Monday, November 6th, 2023

Dear Anne Arundel County Council Members,

As the largest healthcare union in the country with over 10,000 members across Maryland and D.C., 1199 SEIU United Healthcare Workers East proudly supports the Essential Worker Housing Access Act and urges the county council to pass Bill 78-23.

Affordable housing is worker justice. [We as a union understand that the rising cost of living will always outpace the material gains we are able to secure for our members through contract negotiation.](#)

According to a 2022 National Low Income Housing coalition report, an individual would need to work 93 hours per week at a rate of \$28.93 per hour to afford a two bedroom rental apartment in Maryland. Our members, who are often overworked and underpaid, are predominantly women of color who worry about paying their bills and keeping a roof over their family's heads. Passing inclusionary housing legislation will offer tangible support to our essential workers, who deserve to live in Anne Arundel County without fear of being priced out.

Affordable housing is healthcare. Our members work at hospitals and long-term care clinics in Anne Arundel County and see their coworkers and patients grapple with the possibility of eviction as affordable housing becomes scarcer. **I** Inclusionary housing ensures that developers set aside 10% of homes for purchase to those earning 100% AMI or below, and 15% of new rental units to those earning 75% AMI or below. Worker and patient health depends on their housing security, and this legislation is an important step towards securing affordable housing for all Anne Arundel County residents. .

We are grateful for County Executive Stuart Pittman's leadership and tireless work for housing justice in Anne Arundel County. 1199 SEIU hopes to see this important legislation become law. If you require more information about 1199 SEIU United Healthcare Workers East, please contact 1199's Leyla Adali at leyla.adali@1199.org.

L 78-23 ESincerely,

Ricarra Jones
Political Director
1199 SEIU United Healthcare Workers East
Ricarra.jones@1199.org

Commented [LA1]: I don't think this is a rhetorically effective point

Commented [LA2R1]: Just to elaborate - I think expensive apartments are probably not actually where hospital execs live, most of these people don't need market-rate housing, they're probably buying multi million dollar properties in Bethesda... I understand this is technical but I feel like it's important for us to craft a narrative that's correct/ believable and this seems like a bit of a stretch