





October 4, 2024

FISCAL AND POLICY NOTE

TO: Jennifer A. Jenkins
Council Administrator

Colette R. Gresham, Esq.
Deputy Council Administrator

THRU: Josh Hamlin 
Director of Budget and Policy Analysis

FROM: Shalene Miller-Whye 
Legislative Budget and Policy Analyst

RE: Policy Analysis and Fiscal Impact Statement
CB-099-2024 Redevelopment Authority

CB-099-2024 (*Proposed and sponsored by:* The Chair of the Council at the request of the County Executive)

Assigned to the Committee of the Whole (COW)

AN ACT CONCERNING REDEVELOPMENT AUTHORITY For the purpose of amending the County Code to separate the budgeting and personnel functions of the Redevelopment Authority from the Department of Housing and Community Development, and clarifying personnel provisions pertaining to employees of the Redevelopment Authority.

Fiscal Summary

Direct Impact

Expenditures: No expenditure impact likely.

Revenue: No revenue impact likely.

Indirect Impact

Likely favorable.

Legislative Summary:

CB-099-2024¹, proposed and sponsored by the Chair of the Council at the request of the County Executive, was presented on October 2, 2024, and was referred to the Committee of the Whole (COW). The proposed Bill would amend provisions of the Prince George's County Code related to separating the budgeting and personnel functions of the Redevelopment Authority from the Department of Housing and Community Development.

Background/Current Law:

Currently, the Redevelopment Authority operates under the budgeting and personnel functions of the Department of Housing and Community Development. Therefore, through the budget process, the DHCD budget includes the Authority's personnel, including compensation, fringe benefits, and operating costs. DHCD's Redevelopment Division serves as administrative support for the Redevelopment Authority, with 9 full-time employees proposed for FY 2025.

§ 15B-123² and § 15B-124³ establish the ability of the Redevelopment Authority to prepare and submit an operating budget during the County's fiscal year cycle and maintain capital budget projects through their Capital Improvement Program.

Resource Personnel:

- Angie Rodgers, DCAO
 - Rhonda L. Weaver, County Attorney
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Discussion/Policy Analysis:

CB-099-2024:

If enacted, the proposed Bill would amend the Prince George's County Code Subtitle 15B Division 1, Sections 15B-120 and 15B-125 and add section 15B-125.01.

¹ [CB-099-2024](#)

² [§ 15B-123](#)

³ [§ 15B-124](#)

§ 15B-125 would provide that County-wide budgeting and human resource functions no longer be established by the Department of Housing and Community Development (DHCD) but instead be separated and specifically designated as and for the Redevelopment Authority.

§ 15B-125.01 provides that all County employees currently assigned to the Redevelopment Authority Division of the DHCD be transferred and deemed employees of the Redevelopment Authority *with the same classifications and designations*. This section also provides that the executive director of the Redevelopment Authority be the appointing authority for these employees.

The FY 2025 budget for DHCD's Redevelopment Division is \$1,825,700, an increase of \$50,300 or 2.8% over the FY 2024 budget. As previously noted, it includes 9 full-time employees supporting the Redevelopment Authority's functions. The FY budget for the Redevelopment Authority is \$1,090,900, a decrease of \$246,600 or -18.3%. However, this is an increase of \$567,700 to operate the County's surplus property program. The rest of the Redevelopment Authority's budget is used for legal services and grant staff support for the Community Development Block Grant and the Housing Investment Trust Fund.

Fiscal Impact:

- *Direct Impact*

Enactment of CB-099-2024 should not have a direct fiscal impact as it would reduce DHCD's budget for the Redevelopment Division, which is \$1,825,700, but this amount would be reallocated to the RDA.

- *Indirect Impact*

Enactment of CB-099-2024 is likely to have an indirect favorable fiscal impact as it would provide a more seamless process, allow the Redevelopment Authority to manage its own budget and personnel functions, and reduce any burden on DHCD.

- *Appropriated in the Current Fiscal Year Budget*

N/A

Questions for Committee Consideration:

1. Will additional budgetary resources be required to separate functions for the Housing Authority and the Redevelopment Authority from the Department of Housing and Community Development?
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Effective Date of Proposed Legislation:

The Act shall take effect forty-five (45) days after it becomes law.

If you require additional information or have questions about this fiscal impact statement, please reach out to me via phone or email.