

Prince George's County Council

Agenda Item Summary

Meeting Date: 7/24/2013
Reference No.: CB-027-2013
Draft No.: 3
Proposer(s): Lehman
Sponsor(s): Lehman, Harrison
Item Title: An Act concerning the conversion of rental housing for the purpose of regulating the conversion of rental housing, establishing procedures and regulations and generally relating to rental property conversion in Prince George's County

Drafter: Todd M. Turner, Legislative Officer
Resource Personnel: Matthew Dernoga, Citizen Services District 1

LEGISLATIVE HISTORY:

Date Presented:	5/14/2013	Executive Action:	8/6/2013 S
Committee Referral:	5/14/2013 - THE	Effective Date:	9/23/2013

Committee Action: 6/20/2013 - FAV(A)

Date Introduced: 7/2/2013
Public Hearing: 7/24/2013 - 10:00 AM

Council Action (1) 7/24/2013 - ENACTED
Council Votes: WC:A, DLD:A, MRF:A, AH:A, ML:A, EO:A, OP:A, IT:A, KT:A
Pass/Fail: P
Remarks:

AFFECTED CODE SECTIONS:

13-1110, 13-1111, 13-1112, 13-1113, 13-1114, 13-1115, 13-1116, 13-1117, 13-1118, 13-1119, 13-1120

COMMITTEE REPORTS:

Transportation, Housing and Environment Committee

Date 6/20/2013

June 20th, 2013

Committee Vote: Favorable, 3-0 with amendments (In favor: Council Members Olson, Davis, and Turner)

CB-27-2013 concerns the conversion of Rental Housing for the purpose of regulating the conversion of rental housing, establishing procedures and regulations and generally relating to rental property conversion in Prince Georges County.

Staff oriented the Committee on the bill and a proposed Draft 2 offered by the sponsor. Tom Himler, Deputy Chief Administrative Officer, Eric Brown, Director of Department of Housing and Community Development (DHCD), and Howard Ways, Executive Director of the Redevelopment Authority, provided comments and expressed support for CB-27-2013 with the amendments in proposed Draft 2.

The Committee entertained written and oral comments from eight (8) members the public most of whom spoke in

support of the bill. Mr. Ron Wineholt, Vice President, Government Affairs, Apartment and Office Building Association of Metropolitan Washington (AOBA), provided testimony and written statement in opposition to CB-27.

Proposed Amendment #1 offered on behalf of Council Member Franklin, seeking to add a new Sec 13-1120 Designation authorizing that the County Council with concurrence of the County Executive to designate by resolution special areas of the County where the right of first refusal shall apply, was properly moved and seconded. After Committee discussion, Amendment #1 passed Favorable 2-1 (In favor: Council Members Davis and Turner/Opposed: Olson). The Committee adopted proposed Draft 2 as amended, as reflected in Draft 2.

The Office of Law finds the CB-27-2013 is in proper legislative form and saw no legal impediments to its adoption.

The Office of Audits & Investigations found that enactment of CB-27-2013 could potentially have a negative and or positive fiscal impact on the County, however a reasonable measure cannot be attained at this time.

BACKGROUND INFORMATION/FISCAL IMPACT:

(Includes reason for proposal, as well as any unique statutory requirements)

This legislation seeks to establish regulation the conversion of rental housing under certain circumstances, requiring certain notifications, exemptions, complaint process. Reporting, violations and penalties and providing opportunity for the purchase of rental housing by Prince George's County.

7/24/2013 - Following public hearing, CB-27-2013 (DR-2) was amended on the floor; CB-27-2013 (DR-3) was enacted.

CODE INDEX TOPICS:

INCLUSION FILES:
