

HB1269 (SBo871)

Accessory Dwelling Unit Authorization and Promotion Act

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As an educator in both the public and independent schools in Anne Arundel County for four decades, I write in support of HB1259(SBO871). I have witnessed very talented teachers, counselors and administrators leave the area because of the exorbitant cost of housing. I have watched as many have tried to balance two jobs in order to provide their families with adequate housing. Accessory Dwelling Units (ADU's) provide alternative living space for those citizens who choose to serve the community.

ADU's can and could be an effective tool in providing accessible, comfortable and desirable living spaces. They are beneficial for homeowners, renters and the community at large. For homeowners they can provide much-needed annual income. For example, income from an ADU can help a homeowner qualify to buy a home or provide additional income. This is especially important for seniors who are on a fixed income. At the same time, ADUs offer young people entry-level housing choices. Renters also benefit from ADU's by providing affordable housing costs as well as shorter commute times by increasing the odds of living near their work, school and services. Finally, ADU's work well for the smaller childless households which now account for nearly two-thirds of all households in the U.S.

The community also benefits from ADU's. They prevent urban sprawl by reducing the pressure on state and local governments and developers to create new housing thus reducing the impact on local utilities, the environment, climate and much needed services.

I urge you to pass HB1259(SBO871).

Respectfully,

Emily R. Legum