

Lisa A. Barkan
Towson, MD 21286

TESTIMONY ON SB#100 - POSITION FAVORABLE
Real Property–Actions to Repossess–Proof of Licensure

TO: Chair Smith, Vice Chair Waldstreicher, and members of the Judicial Proceedings Committee

FROM: Lisa Barkan

My name is Lisa A. Barkan. I am a resident of District 42B. I am submitting this testimony in support of SB# 100, Real Property–Actions to Repossess–Proof of Rental Licensure

I am a longtime resident of Hampton. I am submitting this testimony in favor of SB #100 because of my personal experiences when I was a child.

My parents did not earn enough money to buy and own a home. As a result, we lived in rental properties. Unfortunately, we were evicted from two different apartments. Both times the landlord breached the rental agreement, that he wrote, to provide the apartment to members of his immediate family. To say the least, my parents were shocked.

I witnessed my parents' stress and panic when they unexpectedly were forced to vacate our home. My parents uprooted my sister and me. She and I left everything we knew: our teachers; our schools; and our friends. In addition to the stress of finding a new home, my parents had to hire an attorney and appear in court to obtain additional time to find an appropriate apartment. Living through these ordeals is forever etched in my mind.

Unlike my parents, I am quite fortunate. My husband and I can afford a home. Our daughter has always felt safe and secure in our home; she has never lived through the housing instability that I experienced.

This is why I support SB 100. Local governments have enacted licensing laws to ensure that tenants live in suitable and habitable homes. Landlords who evade these laws and knowingly lease apartments that do not meet minimum standards should not be rewarded. Instead, in order to commence proceedings to repossess property landlords should demonstrate either that they comply with their local licensing laws or are exempted from them. Accordingly, I respectfully urge this committee to return a favorable report on SB #100.