

Prince George's County - Housing Authority
PG 403-83

FOR the purpose of permitting the Housing Authority of Prince George's County to provide certain financing for the acquisition and construction of certain continuing care facilities for the elderly; defining certain terms; expressing certain findings concerning continuing care facilities for the elderly in Prince George's County; and generally relating to the acquisition and construction of continuing care facilities for the elderly in Prince George's County.

BY repealing and reenacting, with amendments,

Article 44A - Housing Authorities
Section 8C
Annotated Code of Maryland
(1982 Replacement Volume)

SECTION 1. BE IT ENACTED BY THE GENERAL ASSEMBLY OF MARYLAND, That the Laws of Maryland read as follows:

Article 44A - Housing Authorities

8C.

(a) It is found and declared that there exists within Prince George's County (1) a shortage of decent, safe, and adequate housing AND CONTINUING CARE FACILITIES FOR THE ELDERLY, and (2) a number of economically depressed areas and housing in need of rehabilitation. As a result, county residents are forced to occupy overcrowded, congested and deteriorated housing and live in depressed neighborhoods, AND MANY ELDERLY CITIZENS ARE FORCED TO REMAIN IN HOUSING WHICH IS ILL-SUITED FOR THEIR CURRENT NEEDS AND ABILITIES. These conditions necessitate excessive and disproportionate expenditures of public funds for public health, safety and welfare protection, and other public services and facilities. THE OPERATIONS OF CONTINUING CARE FACILITIES ABSORB COSTS OF HEALTH, SAFETY, AND SOCIAL SERVICES OF THE RESIDENTS OF THOSE FACILITIES WHILE ADDING TO THE AVAILABLE HOUSING STOCK OF THE COUNTY. The shortage of decent, safe, and adequate housing AND CONTINUING CARE FACILITIES, and the revitalization of depressed neighborhoods and rehabilitation of housing cannot be relieved wholly through the operation of private enterprise. The construction and rehabilitation of housing INCLUDING CONTINUING CARE FACILITIES for Prince George's County residents, and the acquisition and expenditure of public funds to produce such housing, therefore, are not competitive with private enterprise. A need exists for mortgage credit to be made available for new housing construction and for rehabilitating existing housing because many purchasers and owners of housing are unable to afford mortgage credit at the market rate of interest or obtain mortgage credit because the mortgage credit market is severely