

(a) In addition to amounts otherwise authorized by this title and Title 8 of the Transportation Article, the [public or private] DISPLACING agency shall make a payment to or for any displaced person displaced from any dwelling and not eligible to receive a payment under § 12-202 of this subtitle, if the dwelling actually and lawfully was occupied by the displaced person for not less than 90 days before the initiation of negotiations for acquisition of the dwelling OR IN ANY CASE IN WHICH DISPLACEMENT IS NOT A DIRECT RESULT OF ACQUISITION, SUCH OTHER ACTIVITY AS THE LEAD AGENCY SHALL PRESCRIBE.

(b) (1) (I) The payment shall be [either:

1. The amount necessary to enable the displaced person to lease for a period not exceeding four years, a decent, safe, and sanitary dwelling of standards adequate to accommodate the person in areas not generally less desirable in regard to public utilities and public and commercial facilities, and reasonably accessible to his place of employment, but not exceeding \$4,000; or

2. The amount necessary to enable the person to make a down payment, including incidental expenses described in § 12-202 (b)(3), on the purchase of a decent, safe, and sanitary dwelling of standards adequate to accommodate the person in areas not generally less desirable in regard to public utilities and public and commercial facilities, but not exceeding \$4,000, except that if the amount exceeds \$2,000, the person shall match equally any amount exceeding \$2,000, in making the down payment] THE AMOUNT NECESSARY TO ENABLE THE PERSON TO LEASE OR RENT FOR A PERIOD NOT TO EXCEED 42 MONTHS, A COMPARABLE REPLACEMENT DWELLING, BUT NOT TO EXCEED \$5,250.

(II) AT THE DISCRETION OF THE DISPLACING AGENCY, A PAYMENT UNDER THIS SUBSECTION MAY BE MADE IN PERIODIC INSTALLMENTS.

(III) COMPUTATION OF A PAYMENT UNDER THIS SUBSECTION TO A LOW INCOME DISPLACED PERSON FOR A COMPARABLE REPLACEMENT DWELLING SHALL TAKE INTO ACCOUNT SUCH PERSON'S INCOME.

(2) (I) IF THE DISPLACING AGENCY DETERMINES THAT COMPARABLE HOUSING CANNOT OTHERWISE BE MADE AVAILABLE WITHIN THIS LIMIT, THE MONETARY LIMIT STATED IN PARAGRAPH (1) OF THIS SUBSECTION MAY BE EXCEEDED ON A CASE-BY-CASE BASIS.

(II) ~~IF THE DISPLACING AGENCY DETERMINES THAT HOUSING CANNOT BE MADE AVAILABLE,~~ THE DISPLACING AGENCY MAY USE ANY OTHER MEASURES NECESSARY TO REMEDY UNAVAILABILITY OF COMPARABLE HOUSING AS PRESCRIBED BY THE LEAD AGENCY.

(C) (1) ANY PERSON ELIGIBLE FOR A PAYMENT UNDER SUBSECTION (A) OF THIS SECTION MAY ELECT TO APPLY THE PAYMENT TO A DOWN