

## CHAPTER 128

## (Senate Bill 90)

AN ACT concerning

**Department of Housing and Community Development – Community Development Administration – Special Housing Facilities**

FOR the purpose of establishing a definition of special housing facility; specifying the authority of the Community Development Administration to administer financial assistance programs for special housing facilities; providing that community development projects are subject to the local approval requirement for community development projects; providing that projects financed by the Administration are subject to applicable zoning and building codes; making a stylistic change; and generally relating to the Community Development Administration and the financing of special housing facilities.

BY repealing and reenacting, with amendments,

Article 83B – Department of Housing and Community Development  
Section 2-203(g) and (bb), 2-204(15), and 2-205(b)  
Annotated Code of Maryland  
(1991 Replacement Volume and 1993 Supplement)

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

**Article 83B – Department of Housing and Community Development**

2-203.

(g) “Development cost” means the costs incurred in carrying out all works and undertakings which the Department deems reasonable and necessary for the construction of a community development project, a public purpose project, A SPECIAL HOUSING FACILITY, a home improvement project, an infrastructure project, an energy conservation project or a solar energy project. These shall include but are not necessarily limited to the costs of all necessary studies, surveys, plans and specifications, architectural, engineering or other special services, acquisition of land and any buildings thereon, site preparation and development, construction, reconstruction, rehabilitation, improvement and the acquisition of such machinery and equipment and furnishings as may be deemed necessary in connection therewith; the necessary expenses incurred in connection with initial occupancy or operation of the project; an allocable portion of the administrative and operating expenses of the Department; the cost of financing the project, including interest on bonds and notes issued to finance the project from the date thereof to the date when the Department shall determine that the project be deemed substantially occupied or substantially in operation; and the cost of such other items, including any indemnity and surety bonds and premiums on insurance, fees, relocation costs, and charges and expenses of trustees, depositories and paying agents for bonds and notes issued, all as the Department shall deem necessary.