

RESOLUTION NO 2026-01

A RESOLUTION OF THE COMMISSIONERS OF ST. MICHAELS TO ESTABLISH A PROPERTY TAX CREDIT FOR HABITAT FOR HUMANITY INCORPORATED FOR 2026 PROVIDED CERTAIN CRITERIA ARE MET

WHEREAS, the Commissioners of St. Michaels are authorized pursuant to the Tax-Property Article of the Annotated Code of Maryland, § 9-252 to grant, by law, a property tax credit against municipal corporation property tax that is imposed on real property that is owned by Habitat for Humanity with the intention of relinquishing ownership in the near future; used for the purposes of development, rehabilitation, and transfer to a private owner; and not occupied by administrative or warehouse buildings owned by Habitat for Humanity; and

WHEREAS, Tax-Property 9-322 further provides authority to the Commissioners of St. Michaels, as a municipal corporation in Talbot County, to grant, by law, a property tax credit under this section against the municipal corporation property tax that is imposed on real property that is:

- (i) owned by Habitat for Humanity of Talbot & Dorchester Counties, Inc. with the intention of relinquishing ownership in the immediate future;
- (ii) used exclusively for the purpose of rehabilitation and transfer to a private owner; and
- (iii) not occupied by administrative or warehouse buildings owned by Habitat for Humanity

WHEREAS, the Commissioners recognize the significant benefit to the Town of St. Michaels that Habitat for Humanity Choptank provides by constructing and providing affordable housing; and

WHEREAS, the Commissioners desire to support developing and selling affordable housing to low income families in the Town of St. Michaels and have determined that it is desirable and in the public interest to provide a municipal property tax credit to certain real property owned by Habitat for Humanity.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSIONERS OF ST. MICHAELS

THAT:

1. The recitals set forth above are incorporated herein by reference and made a part of this Resolution;

2. Habitat for Humanity Choptank Inc. submitted a request to the Town to grant property tax exemptions for one (1) property located in the Town of St. Michaels owned by Habitat for Humanity Choptank Inc; and

3. The Commissioners of St. Michaels authorize the Town Manager/Administrator to make the abatements for Habitat for Humanity Choptank Inc. on the following property for the St. Michaels Town real property taxes in the amount of \$199.75 for the 2025-2026 tax period

a. Account 02-061260 for Dodson Avenue, 1.75 acres

BE IT FURTHER RESOLVED that this Resolution shall take effect upon the date of its adoption.

THIS RESOLUTION NO. 2026-01 HAVING BEEN PASSED by the following yea and nay vote

of the Commissioners of St. Michaels on the 25th day of February, 2026

Hudson
Whittington
Mercier
Wojciechowski
Roiter

Yea
Yea
Yea
Yea
Yea

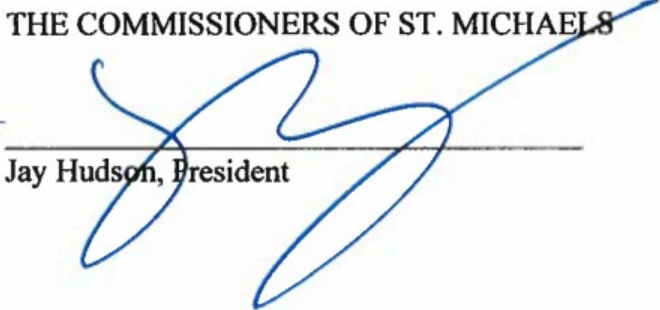
I HEREBY CERTIFY that Resolution No. 2026-01 was passed by a yea and nay vote of the Commissioners of St. Michaels on this ___ day of February, 2026

ATTEST:

THE COMMISSIONERS OF ST. MICHAELS



Donald J. Richardson
Town Manager/Administrator



Jay Hudson, President