

**Testimony on ZTA 25-02**  
**Workforce Housing—Development Standards**

My name is Mara Greengrass and I'm a resident of council district 6. I urge you to support the ZTA 25-02, which I believe would benefit Montgomery County and move us closer to building the housing we need to meet the demands of our population.

As this council is well aware, we desperately need more housing of all kinds and one way to meet that need is increased density, especially in areas of the county that are best able to handle it. Increasing sprawl into the areas of the county that remain agricultural is not an option, so we need to find ways to fit more housing into areas that the master plan intended to have significant populations.

Allowing multi-family housing in the zones this ZTA includes would provide a supply of new housing and as we know, increased housing supply means prices will lower throughout the county. This has been tested extensively in cities such as Minneapolis and we can, and should, recreate that success here.

In addition, requiring 15% of the units to be affordable and accessible reaches out to our county's endangered middle class.

I have a child in high school and one in college. As the situation is now, I know that once they leave home, they won't be able to return to Montgomery County, because they won't make enough money to afford even an apartment for many years.

Please support ZTA 25-02 and increase the variety and density of housing in Montgomery County. Thank you!