

IN THE COURT OF APPEALS OF MARYLAND
ADMINISTRATIVE ORDER ON A PILOT PROJECT ON LANDLORD AND TENANT
ELECTRONIC FILING IN FAILURE TO PAY RENT MATTERS IN THE DISTRICT
COURT OF MARYLAND IN BALTIMORE COUNTY

WHEREAS, The Maryland Judiciary is considering the use of mandatory electronic filing as a more efficient means of filing for failure to pay rent cases; and

WHEREAS, Electronic filing is an essential aspect of the Maryland Electronic Courts project (MDEC) so that filings can be transmitted to the court and so that documents and data are received into the MDEC System more effectively and accurately; and

WHEREAS, The electronic filing of failure to pay rent cases will improve court process efficiencies; and

WHEREAS, It is desirable that a pilot project be established to determine the efficacy of the use of electronic filing in failure to pay rent cases; and

WHEREAS, Once a pilot project is implemented and its outcomes evaluated, the viability of mandatory electronic filing in all failure to pay rent cases by all filers in MDEC jurisdictions may be determined,

NOW, THEREFORE, I, Matthew J. Fader, Chief Judge of the Court of Appeals and administrative head of the Judicial Branch, pursuant to the authority conferred by Article IV, § 18 of the Maryland Constitution, do hereby order this 27th day of April 2022:

- (a) The Chief Judge of the District Court of Maryland is hereby authorized to implement, effective June 6, 2022, a Pilot Project on Failure to Pay Rent Electronic Filing (“Pilot Project”) in the District Court of Maryland in Baltimore County, which shall be conducted for at least four (4) months, absent exigent circumstances requiring a change in the design or duration; and

- (b) Further, the outcomes of the Pilot Project are to be evaluated by the District Court Headquarters, in coordination with the Major Projects Committee, with recommendations as to the efficacy of the Pilot Project and the viability of mandatory electronic filing in failure to pay rent cases for all filers in all MDEC jurisdictions; and
- (c) Further, once the viability of the Pilot Project is determined, the Chief Judge of the District Court is authorized to implement mandatory electronic filing for failure to pay rent cases in MDEC jurisdictions in phases as follows:
- i. The District Court of Maryland in Baltimore County;
 - ii. The District Court of Maryland in Prince George's County as a part of its implementation of MDEC;
 - iii. The remaining District Courts already utilizing MDEC, after a reasonable amount of time has passed from the Prince George's County MDEC implementation, but not less than three (3) months after implementation, so as to ensure sufficient allocation of resources; and
 - iv. The District Court in Baltimore City as part of its implementation of MDEC; and
- (d) This Order shall be rescinded upon the completion of section (c) without further Order of this Court.

/s/ Matthew J. Fader
Matthew J. Fader
Chief Judge
Court of Appeals of Maryland

Filed: April 27, 2022

/s/ Suzanne C. Johnson
Suzanne C. Johnson
Clerk
Court of Appeals of Maryland

Pursuant to Maryland Uniform Electronic Legal
Materials Act
(§§ 10-1601 et seq. of the State Government Article) this document is authentic.



Suzanne C. Johnson, Clerk