



518504

LEGISLATIVE ACTION

Senate

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House

Senator Flores moved the following:

1 **Senate Amendment to Amendment (155860) (with title**
2 **amendment)**

3
4 Between lines 413 and 414
5 insert:

6 Section 9. Subsection (8) of section 420.502, Florida
7 Statutes, is amended to read:

8 420.502 Legislative findings.—It is hereby found and
9 declared as follows:

10 (8) (a) It is necessary to create new programs to stimulate
11 the construction and substantial rehabilitation of rental



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12 housing for eligible persons and families.

13 (b) It is necessary to create a state housing finance
14 strategy to provide affordable workforce housing opportunities
15 to essential services personnel in areas of critical state
16 concern designated under s. 380.05, for which the Legislature
17 has declared its intent to provide affordable housing, and areas
18 that were designated as areas of critical state concern for at
19 least 20 consecutive years before removal of the designation.
20 The lack of affordable workforce housing has been exacerbated by
21 the dwindling availability of developable land, environmental
22 constraints, rising construction and insurance costs, and the
23 shortage of lower-cost housing units. As this state's population
24 continues to grow, essential services personnel vital to the
25 economies of areas of critical state concern are unable to live
26 in the communities where they work, creating transportation
27 congestion and hindering their quality of life and community
28 engagement.

29 Section 10. Present subsections (18) through (42) of
30 section 420.503, Florida Statutes, are redesignated as
31 subsections (19) through (43), respectively, a new subsection
32 (18) is added to that section, and subsection (15) of that
33 section is amended, to read:

34 420.503 Definitions.—As used in this part, the term:

35 (15) "Elderly" means persons 62 years of age or older;
36 however, this definition does not prohibit housing from being
37 deemed housing for the elderly as defined in subsection (20)
38 ~~(19)~~ if such housing otherwise meets the requirements of
39 subsection (20) ~~(19)~~.

40 (18) "Essential services personnel" means natural persons



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41 or families whose total annual household income is at or below
42 120 percent of the area median income, adjusted for household
43 size, and at least one of whom is employed as police or fire
44 personnel, a child care worker, a teacher or other education
45 personnel, health care personnel, a public employee, or a
46 service worker.

47 Section 11. Subsection (3) of section 420.5095, Florida
48 Statutes, is amended to read:

49 420.5095 Community Workforce Housing Innovation Pilot
50 Program.—

51 (3) For purposes of this section, the term:

52 (a) "Workforce housing" means housing affordable to natural
53 persons or families whose total annual household income does not
54 exceed 140 percent of the area median income, adjusted for
55 household size, or 150 percent of area median income, adjusted
56 for household size, in areas of critical state concern
57 designated under s. 380.05, for which the Legislature has
58 declared its intent to provide affordable housing, and areas
59 that were designated as areas of critical state concern for at
60 least 20 consecutive years prior to removal of the designation.

61 ~~(b) "Essential services personnel" means persons in need of~~
62 ~~affordable housing who are employed in occupations or~~
63 ~~professions in which they are considered essential services~~
64 ~~personnel, as defined by each county and eligible municipality~~
65 ~~within its respective local housing assistance plan pursuant to~~
66 ~~s. 420.9075(3)(a).~~

67 ~~(c) "Public-private partnership" means any form of business~~
68 ~~entity that includes substantial involvement of at least one~~
69 ~~county, one municipality, or one public sector entity, such as a~~



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70 school district or other unit of local government in which the
71 project is to be located, and at least one private sector for-
72 profit or not-for-profit business or charitable entity, and may
73 be any form of business entity, including a joint venture or
74 contractual agreement.

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76 ===== T I T L E A M E N D M E N T =====

77 And the title is amended as follows:

78 Between lines 493 and 494

79 insert:

80 amending s. 420.502, F.S.; revising legislative
81 findings for a certain state housing finance strategy;
82 amending s. 420.503, F.S.; conforming cross-
83 references; defining the term "essential services
84 personnel"; amending s. 420.5095, F.S.; deleting the
85 definition of the term "essential services personnel";