

By the Committees on Rules; and Transportation; and Senator  
Bradley

595-02701-22

2022962c2

1                   A bill to be entitled  
2           An act relating to residential development projects  
3           for affordable housing; amending ss. 125.01055 and  
4           166.04151, F.S.; authorizing counties and  
5           municipalities, respectively, to approve any  
6           residential development project on parcels zoned for  
7           commercial or industrial use if certain conditions are  
8           met; providing construction; providing an effective  
9           date.

10  
11 Be It Enacted by the Legislature of the State of Florida:

12  
13           Section 1. Subsection (6) of section 125.01055, Florida  
14 Statutes, is amended to read:

15           125.01055 Affordable housing.—

16           (6) Notwithstanding any other law or local ordinance or  
17 regulation to the contrary, the board of county commissioners  
18 may approve the development of housing that is affordable, as  
19 defined in s. 420.0004, on any parcel zoned for residential,  
20 commercial, or industrial use. Provided the parcel is zoned for  
21 commercial or industrial use, an approval may include any  
22 residential development project, including a mixed-use  
23 residential development project, if at least 10 percent of the  
24 units included in the project are for housing that is affordable  
25 and the sponsor of the project agrees not to apply for or  
26 receive funding under s. 420.5087. The provisions of this  
27 subsection are self-executing and do not require the board of  
28 county commissioners to adopt an ordinance or a regulation  
29 before using the approval process in this subsection.

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30 Section 2. Subsection (6) of section 166.04151, Florida  
31 Statutes, is amended to read:

32 166.04151 Affordable housing.—

33 (6) Notwithstanding any other law or local ordinance or  
34 regulation to the contrary, the governing body of a municipality  
35 may approve the development of housing that is affordable, as  
36 defined in s. 420.0004, on any parcel zoned for residential,  
37 commercial, or industrial use. Provided the parcel is zoned for  
38 commercial or industrial use, an approval may include any  
39 residential development project, including a mixed-use  
40 residential development project, if at least 10 percent of the  
41 units included in the project are for housing that is affordable  
42 and the sponsor of the project agrees not to apply for or  
43 receive funding under s. 420.5087. The provisions of this  
44 subsection are self-executing and do not require the governing  
45 body to adopt an ordinance or a regulation before using the  
46 approval process in this subsection.

47 Section 3. This act shall take effect upon becoming a law.