

**CITY COUNCIL RESEARCH DIVISION
LEGISLATIVE SUMMARY**



JEFFREY R. CLEMENTS
Chief of Research
(904) 255-5137

117 West Duval Street
City Hall, Suite 425
Jacksonville, FL 32202
FAX (904) 255-5229

Bill Type and Number: Ordinance 2022-49

Introducer/Sponsor(s): LUZ Committee

Date of Introduction: January 25, 2022

Committee(s) of Reference: LUZ

Date of Analysis: January 27, 2022

Type of Action: Comprehensive Plan text amendment

Bill Summary: The bill amends the Comp Plan’s Future Land Use Element (FLUE) to add a new Policy 3.1.28 providing that the City Council may approve the development of permanent affordable housing contingent upon funding from the Florida Housing Finance Corporation or the Jacksonville Housing Finance Authority on any parcel designated on the Future Land Use Map and the Zoning Atlas for residential, commercial or industrial use. Permanent affordable housing approved under this policy must comply with the definition for “affordable” as defined in Section 420.0004, Florida Statutes (F.S.). Development densities shall be consistent with the requirements of the funding agreements provided by the Florida Housing Finance Corporation or the Jacksonville Housing Finance Authority. The Land Development Regulations shall be amended to include the process to review and requirements to approve permanent affordable housing projects authorized under this policy.

Background Information: The purpose of this legislation is to help increase the supply of affordable housing by allowing for development of affordable housing on land designated in the FLUE for multiple types of uses (multi-family residential, commercial, or industrial) contingent upon receipt of funding of the project from the Florida Housing Finance Corporation or the Jacksonville Housing Finance Authority, subject to certain conditions.

Policy Impact Area: Affordable housing

Fiscal Impact: Undetermined

Analyst: Clements