

STAFF MEASURE SUMMARY

House Committee On Human Services and Housing

Fiscal: No Fiscal Impact

Revenue: No Revenue Impact

Action Date: 04/08/15

Action: Do Pass As Amended And Be Printed Engrossed.

Meeting Dates: 02/23, 04/08

Vote:

Yeas: 5 - Evans, Gallegos, Keny-Guyer, Piluso, Taylor

Nays: 4 - Buehler, Hayden, Parrish, Stark

Prepared By: Robyn Johnson, Committee Administrator

WHAT THE MEASURE DOES:

Repeals statute that prohibits local governments from imposing conditions that would affect price of residential housing or direct purchase by a particular group. Adds condition limiting number of housing units sold below market rate to 30 percent. Outlines applicable incentives for housing developers.

ISSUES DISCUSSED:

- Low-income housing availability
- Local housing development options

EFFECT OF COMMITTEE AMENDMENT:

Adds condition limiting number of housing units sold below market rate to 30 percent. Outlines applicable incentives for housing developers.

BACKGROUND:

Currently, local governments may not adopt ordinances that effectively establish the sale price of housing developments or that designate a certain class of individuals to purchase the development. Inclusionary housing, also called inclusionary zoning or IZ, is a land-use practice that directs a certain percentage of new construction be affordable to people of low and moderate incomes.

House Bill 2564-A repeals current prohibitions to allow local governments to impose conditions that may set the sale price of residential housing or direct the sale of that housing to a particular group of people.