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4 APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
6 JUN 26 2007 LH/BW

8 RESOLUTION
of the
10 ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS
regarding
12 DISPOSITION OF PUBLICLY OWNED PROPERTIES
SUITABLE FOR AFFORDABLE HOUSING

14 RESOLUTION NO. 2007-M-21

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18 **WHEREAS**, in 2006, the Florida Legislature adopted House Bill 1363, a bill entitled
19 "An Act Relating to Affordable Housing, Providing for the Disposition of County Property for
20 Affordable Housing, which is codified at Section 125.379, Florida Statutes (2006) (hereinafter,
21 "the Act"); and

22 **WHEREAS**, the Act requires that by July 1, 2007, and every three years thereafter, each
23 county shall prepare an inventory list of all county-owned property in its jurisdiction that is
24 appropriate for affordable housing, identifying each parcel by address, legal description and
25 whether vacant or improved; and

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28 **WHEREAS**, the Act further requires that the governing body of each county shall review
29 the inventory list at a public hearing, at the conclusion of which the governing body may revise
30 the list, but shall adopt a resolution that includes an inventory list; and

32 **WHEREAS**, the Act provides the following alternatives for the properties identified as
33 appropriate for use as affordable housing on the inventory list:

- 34 (1) the properties may be sold and the proceeds used to purchase land for the
35 development of affordable housing or to increase the local government fund
36 earmarked for affordable housing, or
37 (2) the properties may be sold with a restriction that requires the development of
38 the property as permanent affordable housing, or
39 (3) the properties may be donated to a nonprofit housing organization for the
40 construction of permanent affordable housing, or
41 (4) the county may otherwise make the properties available for use for the
42 production and preservation of permanent affordable housing; and

44 **WHEREAS**, Orange County is committed to creating affordable housing and has
45 implemented programs to create and preserve affordable housing; and

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WHEREAS, it is the practice of the County, through staff from the Housing Community Development Division, to partner with local nonprofit entities and to transfer certain county-owned properties to them for the development of affordable housing.

WHEREAS, on February 10, 1998, the Board of County Commissioners approved Resolution No. 98-M-01 authorizing the conveyance of publicly owned properties suitable for affordable housing to nonprofit developers of affordable housing under the Foreclosed Properties Program; and

WHEREAS, in addition to properties that become available under the Foreclosed Properties Program, the Orange County Real Estate Management Division monitors all other County-owned properties for which there may no longer be a public use; and

WHEREAS, the Real Estate Management Division notifies all County divisions of the availability of these properties, and if no division claims a potential use for them, the Board of County Commissioners from time to time may declare such properties surplus and offer them for sale, or the properties may be maintained in the County's inventory; and

WHEREAS, in light of the Act, Orange County's commitment to affordable housing, and Resolution No. 98-M-01, the Board of County Commissioners desires that an inventory list of all County-owned properties appropriate for affordable housing be created and updated from time to time.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF ORANGE COUNTY:

Section 1. Orange County hereby reaffirms its commitment of the use of appropriate surplus properties for affordable housing. Staff from the Housing Community Development Division, Real Estate Management Division, and the Code Enforcement Division will coordinate efforts to identify properties appropriate for affordable housing.

Section 2. In compliance with the Act, the Board of County Commissioners hereby adopts the inventory list of all County-owned properties that are appropriate for affordable housing attached as an addendum hereto and incorporated herein by this reference, which list identifies the parcels by address, legal description and whether vacant or improved.

82 **Section 3.** In compliance with the Act, the Real Estate Management Division and the
Housing and Community Development Division shall cooperate to propose a revised inventory
84 list for consideration of the Board of County Commissioners no later than three years from the
effective date hereof.

86 **Section 4.** Notwithstanding the foregoing, the Real Estate Management Division is
directed to provide a list of surplus County-owned properties to the Housing and Community
88 Development Division from time to time for determination of suitability of the properties for
affordable housing.

90 **Section 5.** The Housing and Community Development Division will inform local
nonprofit entities of any suitable properties and solicit their interest developing said properties
92 for that purpose. County staff will seek to negotiate agreements with interested nonprofit entities
by which affordable housing can be developed and title to those properties be transferred to the
94 nonprofit entities and thereafter to the income-eligible inhabitants of the newly created housing.
Such agreements will be subject to approval by the Board of County Commissioners.

96 **Section 6.** This resolution shall take effect immediately upon its adoption.

ADOPTED THIS 26 DAY OF June, 2007.

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ORANGE COUNTY, FLORIDA

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By: Board of County Commissioners

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By:

Richard T. Crotty

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Richard T. Crotty

Orange County Mayor

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ATTEST: Martha O. Haynie, County Comptroller

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As Clerk of the Board of County Commissioners

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By:

Martha O. Haynie
Deputy Clerk

