House Joint Resolution

A joint resolution proposing an amendment to Section 6 of Article VII and the creation of Section 37 of Article XII of the State Constitution to increase the homestead exemption by exempting the assessed valuation of homestead property greater than $75,000 and up to $100,000 for all levies other than school district levies, and to provide an effective date.

Be It Resolved by the Legislature of the State of Florida:

That the following amendment to Section 6 of Article VII and the creation of Section 37 of Article XII of the State Constitution are agreed to and shall be submitted to the electors of this state for approval or rejection at the next general election or at an earlier special election specifically authorized by law for that purpose:

ARTICLE VII

FINANCE AND TAXATION

SECTION 6. Homestead exemptions.—

(a) Every person who has the legal or equitable title to real estate and maintains thereon the permanent residence of the owner, or another legally or naturally dependent upon the owner, shall be exempt from taxation thereon, except assessments for special benefits, up to the assessed valuation of twenty-five
thousand dollars and, for all levies other than school district
levies, on the assessed valuation greater than fifty thousand
dollars and up to one hundred seventy-five thousand dollars,
upon establishment of right thereto in the manner prescribed by
law. The real estate may be held by legal or equitable title, by
the entireties, jointly, in common, as a condominium, or
indirectly by stock ownership or membership representing the
owner's or member's proprietary interest in a corporation owning
a fee or a leasehold initially in excess of ninety-eight years.
The exemption shall not apply with respect to any assessment
roll until such roll is first determined to be in compliance
with the provisions of section 4 by a state agency designated by
general law. This exemption is repealed on the effective date of
any amendment to this Article which provides for the assessment
of homestead property at less than just value.

(b) Not more than one exemption shall be allowed any
individual or family unit or with respect to any residential
unit. No exemption shall exceed the value of the real estate
assessable to the owner or, in case of ownership through stock
or membership in a corporation, the value of the proportion
which the interest in the corporation bears to the assessed
value of the property.

(c) By general law and subject to conditions specified
therein, the Legislature may provide to renters, who are
permanent residents, ad valorem tax relief on all ad valorem tax
levies. Such ad valorem tax relief shall be in the form and amount established by general law.

(d) The legislature may, by general law, allow counties or municipalities, for the purpose of their respective tax levies and subject to the provisions of general law, to grant either or both of the following additional homestead tax exemptions:

(1) An exemption not exceeding fifty thousand dollars to a person who has the legal or equitable title to real estate and maintains thereon the permanent residence of the owner, who has attained age sixty-five, and whose household income, as defined by general law, does not exceed twenty thousand dollars; or

(2) An exemption equal to the assessed value of the property to a person who has the legal or equitable title to real estate with a just value less than two hundred and fifty thousand dollars, as determined in the first tax year that the owner applies and is eligible for the exemption, and who has maintained thereon the permanent residence of the owner for not less than twenty-five years, who has attained age sixty-five, and whose household income does not exceed the income limitation prescribed in paragraph (1).

The general law must allow counties and municipalities to grant these additional exemptions, within the limits prescribed in this subsection, by ordinance adopted in the manner prescribed by general law, and must provide for the periodic adjustment of...
the income limitation prescribed in this subsection for changes in the cost of living.

(e) Each veteran who is age 65 or older who is partially or totally permanently disabled shall receive a discount from the amount of the ad valorem tax otherwise owed on homestead property the veteran owns and resides in if the disability was combat related and the veteran was honorably discharged upon separation from military service. The discount shall be in a percentage equal to the percentage of the veteran's permanent, service-connected disability as determined by the United States Department of Veterans Affairs. To qualify for the discount granted by this subsection, an applicant must submit to the county property appraiser, by March 1, an official letter from the United States Department of Veterans Affairs stating the percentage of the veteran's service-connected disability and such evidence that reasonably identifies the disability as combat related and a copy of the veteran's honorable discharge. If the property appraiser denies the request for a discount, the appraiser must notify the applicant in writing of the reasons for the denial, and the veteran may reapply. The Legislature may, by general law, waive the annual application requirement in subsequent years. This subsection is self-executing and does not require implementing legislation.

(f) By general law and subject to conditions and limitations specified therein, the Legislature may provide ad
valorem tax relief equal to the total amount or a portion of the
ad valorem tax otherwise owed on homestead property to:

(1) The surviving spouse of a veteran who died from
service-connected causes while on active duty as a member of the
United States Armed Forces.

(2) The surviving spouse of a first responder who died in
the line of duty.

(3) A first responder who is totally and permanently
disabled as a result of an injury or injuries sustained in the
line of duty. Causal connection between a disability and service
in the line of duty shall not be presumed but must be determined
as provided by general law. For purposes of this paragraph, the
term "disability" does not include a chronic condition or
chronic disease, unless the injury sustained in the line of duty
was the sole cause of the chronic condition or chronic disease.

As used in this subsection and as further defined by general
law, the term "first responder" means a law enforcement officer,
a correctional officer, a firefighter, an emergency medical
technician, or a paramedic, and the term "in the line of duty"
means arising out of and in the actual performance of duty
required by employment as a first responder.

ARTICLE XII
SCHEDULE
SECTION 37. Increased homestead exemption.—This section and the amendment to Section 6 of Article VII increasing the homestead exemption by exempting the assessed valuation of homestead property greater than $75,000 and up to $100,000 for all levies other than school district levies shall take effect January 1, 2019.

BE IT FURTHER RESOLVED that the following statement be placed on the ballot:

CONSTITUTIONAL AMENDMENT
ARTICLE VII, SECTION 6
ARTICLE XII, SECTION 37

INCREASED HOMESTEAD PROPERTY TAX EXEMPTION.—Proposing an amendment to the State Constitution to increase the homestead exemption by exempting the assessed valuation of homestead property greater than $75,000 and up to $100,000 for all levies other than school district levies. The amendment shall take effect January 1, 2019.