

By the Committee on Local Government & Veterans Affairs  
and Representatives Gibson and Rubio

1                                   A bill to be entitled  
2           An act relating to ad valorem taxation;  
3           creating s. 193.703, F.S.; providing for a  
4           reduction in assessment for living quarters of  
5           parents or grandparents of homestead property  
6           owners or of their spouses; providing  
7           limitations; providing application procedures;  
8           providing penalties for making a willfully  
9           false statement in the application; providing  
10          for adjustment of the assessed value of  
11          property when the property owner is no longer  
12          eligible for the reduction in assessment;  
13          providing a contingent effective date.

14  
15 Be It Enacted by the Legislature of the State of Florida:

16  
17           Section 1. Section 193.703, Florida Statutes, is  
18           created to read:

19           193.703 Reduction in assessment for living quarters of  
20           parents or grandparents.--

21           (1) In accordance with s. 4(e), Art. VII of the State  
22           Constitution, a county may provide for a reduction in the  
23           assessed value of homestead property which results from the  
24           construction or reconstruction of the property for the purpose  
25           of providing living quarters for one or more natural or  
26           adopted parents or grandparents of the owner of the property  
27           or of the owner's spouse if at least one of the parents or  
28           grandparents for whom the living quarters are provided is at  
29           least 62 years of age.

30           (2) A reduction may be granted under subsection (1)  
31           only to the owner of homestead property where the construction

1 or reconstruction is consistent with local land development  
2 regulations.

3 (3) A reduction in assessment which is granted under  
4 this section applies only to construction or reconstruction to  
5 an existing homestead that occurred after the effective date  
6 of this section and applies only during taxable years during  
7 which at least one such parent or grandparent maintains his or  
8 her primary place of residence in such living quarters within  
9 the homestead property of the owner.

10 (4) Such a reduction in assessment may be granted only  
11 upon an application filed annually with the county property  
12 appraiser. The application must be made before March 1 of the  
13 year for which the reduction is to be granted. If the property  
14 appraiser is satisfied that the property is entitled to a  
15 reduction in assessment under this section, the property  
16 appraiser shall approve the application, and the value of such  
17 residential improvements shall be excluded from the value of  
18 the property for purposes of ad valorem taxation. The value  
19 excluded may not exceed the lesser of the following:

20 (a) The increase in assessed value resulting from  
21 construction or reconstruction of the property; or

22 (b) Twenty percent of the total assessed value of the  
23 property as improved.

24 (5) If the owner of a residential property for which  
25 such a reduction in assessed value has been granted is found  
26 to have made any willfully false statement in the application  
27 for the reduction, the reduction shall be revoked, the owner  
28 shall be subject to a civil penalty of not more than \$1,000,  
29 and the owner shall be disqualified from receiving any such  
30 reduction for a period of 5 years.

31

1           (6) When the property owner no longer qualifies for  
2 the reduction in assessed value for living quarters of parents  
3 or grandparents, the just value of such improvements as of the  
4 first January 1 after the improvements were substantially  
5 completed shall be added back to the assessed value of the  
6 property.

7           Section 2. This act shall take effect upon the  
8 effective date of an amendment to Section 4 of Article VII of  
9 the State Constitution which allows counties to provide for a  
10 reduction in assessed value of living quarters constructed for  
11 parents or grandparents.

12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31