



352594

LEGISLATIVE ACTION

Senate	.	House
Comm: RCS	.	
04/06/2010	.	
	.	
	.	
	.	

The Committee on Finance and Tax (Storms) recommended the following:

Senate Amendment (with title amendment)

Delete everything after the enacting clause
and insert:

Section 1. Section 193.1552, Florida Statutes, is created
to read:

193.1552 Assessment of properties affected by imported
drywall.—

(1) As used in this section, the term "imported drywall"
means drywall that contains elevated levels of elemental sulfur
that results in corrosion of certain metals.



352594

13 (2) When a property appraiser determines that a single-
14 family residential property is affected by imported drywall and
15 needs remediation to bring that property up to current building
16 standards, the property appraiser shall adjust the assessed
17 value of that property by taking into consideration the presence
18 of the imported drywall and the impact of such drywall on the
19 assessed value. If the building cannot be used for its intended
20 purpose without remediation or repair, the value of such
21 building shall be assessed at the nominal just value of \$0.

22 (3) This section applies only to properties in which:

23 (a) Imported drywall was used in the construction of the
24 property or an improvement to the property.

25 (b) The imported drywall has a significant negative impact
26 on the just value of the property or improvement.

27 (c) The purchaser was unaware of the imported drywall at
28 the time of purchase.

29 (4) This section does not apply to property owners who were
30 aware of the presence of imported drywall at the time of
31 purchase.

32 (5) Homestead property to which this section applies shall
33 be considered damaged by misfortune or calamity under s.
34 193.155(4)(b), except that the 3-year deadline does not apply.

35 (6) Homestead property shall not be considered abandoned
36 when a homeowner vacates such property for the purpose of
37 remediation and repair under this section, provided the
38 homeowner does not establish a new homestead.

39 (7) Upon the substantial completion of remediation and
40 repairs, the property shall be assessed as if such imported
41 drywall had not been present.



352594

42 (8) This section is repealed July 1, 2017, unless reviewed
43 and reenacted by the Legislature on or before that date.

44 Section 2. This act shall take effect upon becoming a law,
45 and applies to the 2010 and subsequent assessment rolls.

46

47 ===== T I T L E A M E N D M E N T =====

48 And the title is amended as follows:

49 Delete everything before the enacting clause
50 and insert:

51

 A bill to be entitled

52

 An act relating to real property assessment; creating
53 s. 193.1552, F.S.; providing a definition; requiring
54 property appraisers to adjust the assessed value of
55 certain properties affected by imported drywall under
56 certain circumstances; providing for a nominal just
57 value of \$0 under certain circumstances; providing for
58 application to certain properties; providing for
59 nonapplication to certain property owners; specifying
60 homestead property as damaged for certain purposes;
61 prohibiting consideration of homestead property as
62 abandoned under certain circumstances; providing for
63 assessment of certain property after completion of
64 remediation or repair; providing application;
65 providing for future repeal unless reviewed and
66 reenacted; providing an effective date.