

1 A bill to be entitled
 2 An act relating to sovereignty submerged lands; creating
 3 s. 253.0347, F.S.; providing for the lease of sovereignty
 4 submerged lands for private residential single-family
 5 docks and piers, private residential multifamily docks and
 6 piers, and private residential multislip docks; providing
 7 for the term of the lease and lease fees; providing for
 8 inspection of such docks, piers, and related structures by
 9 the Department of Environmental Protection; clarifying the
 10 authority of the Board of Trustees of the Internal
 11 Improvement Trust Fund and the department to impose
 12 additional fees and requirements; providing an effective
 13 date.

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

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 17 Section 1. Section 253.0347, Florida Statutes, is created
 18 to read:

19 253.0347 Lease of sovereignty submerged lands for private
 20 residential docks and piers.—

21 (1) The maximum initial term of a standard lease of
 22 sovereignty submerged lands for a private residential single-
 23 family dock or pier, private residential multifamily dock or
 24 pier, or private residential multislip dock is 10 years. A lease
 25 is renewable for successive terms of up to 10 years if the
 26 parties agree and the lessee complies with all terms of the
 27 lease and all applicable laws and rules.

28 (2) (a) A standard lease contract for sovereignty submerged
 29 lands for a private residential single-family dock or pier,
 30 private residential multifamily dock or pier, or private
 31 residential multislip dock must specify the amount of lease fees
 32 as established by the Board of Trustees of the Internal
 33 Improvement Trust Fund.

34 (b) If private residential multifamily docks or piers,
 35 private residential multislip docks, and other private
 36 residential structures pertaining to the same upland parcel
 37 include a total of no more than one wet slip for each approved
 38 upland residential unit, the lessee is not required to pay a
 39 lease fee on a preempted area of 10 square feet or less of
 40 sovereignty submerged lands for each linear foot of shoreline in
 41 which the lessee has a sufficient upland interest as determined
 42 by the Board of Trustees of the Internal Improvement Trust Fund.

43 (c) A lessee of sovereignty submerged lands for a private
 44 residential single-family dock or pier, private residential
 45 multifamily dock or pier, or private residential multislip dock
 46 is not required to pay a lease fee on revenue derived from the
 47 transfer of fee simple or beneficial ownership of private
 48 residential property that is entitled to a homestead exemption
 49 pursuant to s. 196.031 at the time of transfer.

50 (d) A lessee of sovereignty submerged lands for a private
 51 residential single-family dock or pier, private residential
 52 multifamily dock or pier, or private residential multislip dock
 53 must pay a lease fee on any income derived from a wet slip,
 54 dock, or pier in the preempted area under lease in an amount

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55 determined by the Board of Trustees of the Internal Improvement
56 Trust Fund.

57 (3) The Department of Environmental Protection shall
58 inspect each private residential single-family dock or pier,
59 private residential multifamily dock or pier, private
60 residential multislip dock, or other private residential
61 structure under lease at least once every 10 years to determine
62 compliance with the terms and conditions of the lease.

63 (4) This section does not prohibit the Board of Trustees
64 of the Internal Improvement Trust Fund or the Department of
65 Environmental Protection from imposing additional application
66 fees, regulatory permitting fees, or other lease requirements as
67 otherwise authorized by law.

68 Section 2. This act shall take effect July 1, 2011.