

SUMTER COUNTY BOARD OF COUNTY COMMISSIONERS  
EXECUTIVE SUMMARY

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**SUBJECT:** Affordable Housing Advisory Committee (AHAC) with One Vacancy (Board's Option).

**REQUESTED ACTION:** Board's Option

**Meeting Type:** Regular Meeting

**DATE OF MEETING:** 9/5/2023

**CONTRACT:**  N/A

Vendor/Entity: N/A

Effective Date:

Termination Date:

Managing Division / Dept: Administrative Services

**BUDGET IMPACT:** .

**FUNDING SOURCE:** \_\_\_\_\_

**Type:** N/A

**EXPENDITURE ACCOUNT:** \_\_\_\_\_

**HISTORY/FACTS/ISSUES:**

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The purpose of the AHAC is to:

- Review the established policies and procedures, ordinances, land development regulations, and adopted local government comprehensive plan of the appointing local government.
- Recommend specific actions or initiatives to the Board of County Commissioners to encourage or facilitate affordable housing while protecting the ability of the property to increase in value.
- Serve as the Citizen Advisory Task Force (CATF) for Community Development Block Grants. The committee shall follow the guidelines mandated in Florida Statutes § 420.9076, and Rule Chapter 73C-23, Florida Administrative Code.

The governing board of a county or municipality shall appoint the members of the affordable housing Advisory committee. The local action adopted under S. 420.9076, which creates the Advisory committee and appoints the advisory committee members must name at least 8 but not more than 11 committee members and specify their terms. Effective October 1, 2020, the committee must consist of one locally elected official from each county or municipality participating in the State Housing Initiatives Partnership and one representative from at least six of the categories below:

- (a) A citizen who is actively engaged in the residential home building industry in connection with affordable housing.
  - (b) A citizen who is actively engaged in the banking or mortgage industry in connection with affordable housing.
  - (c) A citizen who is a representative of those areas of labor actively engaged in home building in connection with affordable housing.
  - (d) A citizen who is actively engaged as an advocate for low-income persons in connection with affordable housing.
  - (e) A citizen who is actively engaged as a for-profit profit provider of affordable housing.
  - (f) A citizen who is actively engaged as a not-for-profit provider of affordable housing.
  - (g) A citizen who is actively engaged as a real estate professional in connection with affordable housing.
  - (h) A citizen who actively serves on the local planning agency pursuant to S.163.3174. If the local
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planning agency is comprised of the governing board of the county or municipality, the governing board may appoint a designee who is knowledgeable in the local planning process.

- (i) A citizen who resides within the jurisdiction of the local governing body making the appointments.
- (j) A citizen who represents employers within the jurisdiction.
- (k) A citizen who represents essential services personnel, as defined in the local housing assistance plan.

The locally elected official serving on an advisory committee, or a locally elected designee, must attend biannual regional workshops convened and administered under the Affordable Housing Catalyst Program as provided in S. 420.531 (2). If the locally elected official or a locally elected designee fails to attend three consecutive regional workshops, the corporation may withhold funds pending the person’s attendance at the next regularly scheduled biannual meeting.

At a minimum, each advisory committee shall submit an annual report to the local governing body and the entity providing statewide training and technical assistance for the Affordable Housing Catalyst Program. The report must include recommendations on the implementation of affordable housing incentives in the following areas:

- (a) The processing of approvals of development orders or permits, as defined in Section 163.3164 (7) and (8), Florida Statutes, for affordable housing projects is expedited to a greater degree than other projects.
- (b) All allowable fee waivers provided for the development or construction of affordable housing.
- (c) The allowance of flexibility in densities for affordable housing.
- (d) The reservation of infrastructure capacity for housing for very-low-income persons, low-income persons, and moderate-income persons.
- (e) Affordable accessory residential units.
- (f) The reduction of parking and setback requirements for affordable housing.
- (g) The allowance of flexible lot configurations, including zero-lot-line configurations, for affordable housing.
- (h) The modification of street requirements for affordable housing.
- (i) The establishment of a process by which a local government considers, before adoption, policies, procedures, ordinances, regulations, or plan provisions that increase the cost of housing.
- (j) The preparation of a printed inventory of locally owned public lands suitable for affordable housing.
- (k) The support of development near transportation hubs and major employment centers and mixed-use developments.

Sector Position	Status	Term
Local Elected Official	Andy Bilardello	11/2022 – 11/2023
Building Industry	Liz Roberts	7/12/2023 - 7/12/2025
Essential Service Personnel	Robert Hanson	7/12/2022 - 7/12/2024
For-profit Housing Provider	Priscilla Lewis	7/12/2022 - 7/12/2024
Sumter County Resident	Luann Duncan	7/12/2022 - 7/12/2024

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Areas of Labor Activity	Amber Tucker	7/12/2023 - 7/12/2025
Banking Industry	Courtney Gage	7/12/2022 - 7/12/2024
Low Income Advocate	Sandra Woodard	7/12/2023 - 7/12/2025
Non-profit Housing Provider	Robin Poole	7/12/2023 - 7/12/2025
Real Estate Professional	Danny Smith	7/12/2023 - 7/12/2025
Local Planning Agency	Melanie Peavy	7/12/2023 - 7/12/2025
Employer Representative	Vacant	7/12/2023 - 7/12/2025
Alternate	Asheley Raybon	7/12/2022 - 7/12/2024

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**ProWritingAid Check**