

SUN-SENTINEL

NOTICE OF PUBLIC HEARING TO REVIEW AND APPROVE AFFORDABLE HOUSING INCENTIVE STRATEGIES REPORT

PLEASE TAKE NOTICE, in compliance with Section 420.9076, Florida Statutes, as amended, each municipality participating in the State Housing Initiatives Partnership (SHIP) Program must establish an Affordable Housing Advisory Committee (AHAC) with at least eight (8) members, but no more than eleven (11) members, and specify the membership terms. Pursuant to Section 420.9076(5), Florida Statutes, as amended, the AHAC is required to annually review and approve an affordable housing incentive strategies report during a duly advertised public hearing and, thereafter, submit its recommended affordable housing incentive strategies report to the City of Fort Lauderdale Commission for its consideration and final approval, and send the final approved report to the Florida Housing Finance Corporation. The public is invited to participate and provide comments before the AHAC at a public hearing on November 10, 2025, to review and approve the affordable housing incentive strategies.

The Public Meeting for the AHAC to review and recommend a draft report for affordable housing incentive strategies will be held at:

Date and Time: November 10, 2025, at 9:00 a.m., or as soon thereafter

Location: City of Fort Lauderdale
914 Sistrunk Boulevard, Ste 100
Fort Lauderdale, Florida 33311

The AHAC's Draft report is available for review and copying from Monday through Friday, beginning on October 27, 2025, and ending on November 7, 2025, from 9:00 a.m. to 5:00 p.m. at:
Housing and Community Development Division
914 Sistrunk Blvd, Suite 103
Fort Lauderdale, Florida 33311
Please forward all comments to: OC-arter@fortlauderdale.gov or call 954-828-4513.

The AHAC's Draft Report Summary will evaluate the implementation of Affordable Housing Incentives in the following areas as per Section 420.9076(4) (a-k), Florida Statutes, as amended:

- a. The processing of approval of development orders or permits, as defined in Section 163.3177(6)(f)3., Florida Statutes, as amended, for affordable housing projects is expedited to a greater degree than other projects.
- b. The modification of impact-fee requirements, including reduction or waiver of fees and alternative methods of fee payment for affordable housing.
- c. The allowance of flexibility in densities

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for affordable housing.

d. The reservation of infrastructure capacity for housing for very-low-income persons, low-income persons, and moderate-income persons.

e. The allowance of affordable accessory residential units in residential zoning districts.

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.

All comments received during the comment period will be incorporated and submitted as part of the final Report. Información disponible en español teléfono 954-828-4530. Pou plis kesyon ki an kreyòl, tanpri rele 954-828-4530. If you desire oral interpretation at any public meeting or hearing, please advise the City of Fort Lauderdale that you have Limited English Proficiency (LEP) within two (2) days prior to the meeting and we will ensure the appropriate person is available to assist you and interpret for you at the meeting or hearing.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, as amended, persons with disabilities needing special accommodations to participate in the Public Meeting should contact our office at least 48 hours prior to the meeting at 954-828-4530 for assistance. Additionally, if you are hearing or speech impaired and need assistance, you may contact the Housing and Community Development Division at 954-828-5069 (TTD/TTY).

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