Department of Planning and Budget 2025 General Assembly Session State Fiscal Impact Statement

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Bill Number: HB2153H1 Patron: Carr

Bill Title: Faith and housing; comprehensive plan; zoning; Department of Housing and Community

Development.

Bill Summary: Requires localities, starting July 1, 2025, to incorporate strategies into their comprehensive plans to support affordable housing development by property tax-exempt nonprofit organizations, based on community input. Additionally, it allows localities to waive or alter zoning requirements, such as fees, residential density, height, or lot size, to encourage affordable housing on property owned by such nonprofits. The bill also mandates the development of a document by the Department of Housing and Community Development outlining strategies for implementing these ordinances, to be published by December 1, 2025, and updated every five years.

Budget Amendment Necessary: No. Items Impacted: N/A

Explanation: This bill involves the Department of Housing and Community Development (DHCD); however,

no budget action is required. See Fiscal Analysis section, below.

Fiscal Summary: It is anticipated that any costs DHCD may incur can be absorbed within existing resources. This bill may have a fiscal impact on localities.

Fiscal Analysis: This impact statement is preliminary. It is anticipated that the Department of Housing and Community Development can absorb any administrative costs associated with providing administrative support to localities.

Other: None.