

has some concern about some of the residential property being turned into a parking area, and that is the reason that I introduced this amendment. So I move that the amendment be adopted.

PRESIDENT: Any further discussion?

SENATOR DUIS: Senator Savage, you know I've had an interest in the bill when we were going along. Would you tell me just a little bit more about how you made your separation of residential, has it taken that out of the situation of the lease back, or what?

SENATOR SAVAGE: Any property eligible for homestead exemption would make the differential.

SENATOR DUIS: I see. Thank you.

SENATOR BEREUTER: Mr. President, members of the Legislature, reluctantly I have to stand and express some concerns about this bill as it's now amended. It seems to me -- Senator Savage, would you please correct me if I'm wrong in your next comments -- but it seems to me it creates the situation where you have a Swiss cheese district. You're exempting out certain property that's owned by the elderly. Now, if you exempt them from the benefit district, it means that that property, when it's sold in the future, will also be exempt from the benefit district. And that means that there is an incentive for people to come in and buy that property that was exempted. Because they will not be paying for the cost of the parking district, yet because of their physical location, it will be benefiting from the parking district. The exemption travels with the property and if the property changes hands, that property continues to be disassociated from the benefit district. So I can understand the motives of what you're doing when you're offering it, and I think it's one that we all agree with, that these particular individuals have a substantial hardship in being participants. Yet it does seem to me that if a sharp operator comes along in the future, he'll recognize that these holes do exist in the benefit district and he'll try to buy one of those elderly people's property because there's no benefit or assessment assigned, yet they do benefit from the parking district. And he might, therefore, might want to put a business on that particular plot of land because his customers would be using the parking district facilities and yet he would not be paying for it. Now, if I'm wrong about the impact of this, I'll be happy to be corrected on it.

PRESIDENT: Senator Brennan.

SENATOR BRENNAN: Senator Bereuter, the reason that was put on, as far as homestead exemption was mentioned in there, it was to qualify what kind of property it was, it wasn't just meant for the elderly. Any residential property that would qualify as property, and are you sure that your exemption goes with the property regardless of who owns it?

SENATOR BEREUTER: Mr. President, may I answer? Senator Brennan, as I understand the intent of the bill, you are