

ONE HUNDRED NINTH LEGISLATURE

SECOND SESSION

LEGISLATIVE RESOLUTION 460

Introduced by Dover, 19.

PURPOSE: The purpose of this resolution is to propose an interim study relating to residential building codes and land development regulations and to examine which specific codes may be cost prohibitive in the building of affordable and workforce housing.

The study shall include, but need not be limited to:

(1) An examination of whether there are any existing exceptions to the residential building or energy codes that make affordable or workforce housing more affordable;

(2) A determination of what exceptions could be made to residential building or energy codes to lower the cost of affordable and workforce housing;

(3) A determination of what existing residential building codes in Nebraska may be deemed unnecessary or excessive, inhibiting the building of affordable or workforce housing;

(4) A determination of whether there is a way to calculate the cost-to-benefit ratio for building codes and what such calculation looks like;

(5) An examination of which current requirements imposed by cities or villages or the state on land development drive costs of development up and cause new construction prices to become inflated;

(6) A determination of what increased costs are incurred or saved by building outside of a city's extraterritorial zoning jurisdiction;

(7) A determination on whether there are any additional ordinances or regulations that cities or villages or the state place on the building of affordable and workforce residential housing that cause new construction prices to become inflated; and

(8) A determination of any modifications that may be made to buildings

codes, city or villages ordinances, or state regulations that would reduce the cost of building residential housing that utilizes the Affordable Housing Trust Fund, the Rural Workforce Housing Investment Fund, or the Middle Income Work Housing Investment Fund.

In conducting this interim study, the Urban Affairs Committee of the Legislature may confer with the Nebraska State Home Builders Association, the Nebraska Housing Developers Association, city officials and other stakeholders with expertise in housing codes, ordinances, and construction.

NOW, THEREFORE, BE IT RESOLVED BY THE MEMBERS OF THE ONE HUNDRED NINTH LEGISLATURE OF NEBRASKA, SECOND SESSION:

1. That the Urban Affairs Committee of the Legislature shall be designated to conduct an interim study to carry out the purposes of this resolution.

2. That the committee shall upon the conclusion of its study make a report of its findings, together with its recommendations, to the Legislative Council or Legislature.