

going. Again, if we were serious, there are lots of ways of coming up with affordable housing. One of the things that's going on in my communities, and I'm sure in your communities, is housing for the elderly, the apartment size. Every time we build one of those, we free up a family home that by most people's definition, is affordable. If we can couple that with a mechanism, you know, we have tax increment financing...

SPEAKER WITHEM: One minute.

SENATOR COORDSEN: ...for business, why don't we have tax increment financing for people buying homes that are somewhat below market value because of their condition and getting credit for fixing them up instead of being penalized? We have a long list of things we can do. I simply don't feel that this effort ought to be on that list. Thank you, Mr. Speaker.

SPEAKER WITHEM: Thank you, Senator Coordsen. Senator Warner.

SENATOR WARNER: Mr. President, members of the Legislature, I, too, haven't spoke. I'll probably vote to advance the bill, but I sit here and I listen and I think back when I voted for NIFA to provide funds. I'm not too sure of what some tax incremental financing doesn't already fit. I look at the groups that supported the bill at the hearing, these are the same groups I talked to in the last few months, and they keep telling me we can't do anything about property taxes, so we cut the state budget. But they're all back here, apparently promoting it. I'd have been much more comfortable if we did not automatically permit appropriations to be in here so it becomes nothing but a continuation budget issue. When it comes in for, at least it ought to be an A bill, it least it ought to be some implementing legislation that puts into effect the recommendations that we don't end up with another new program on equal competitive basis with ongoing programs, which seems to me to be the potential here. I guess what I'm saying, I would hope by Select File we can get some language in here that gives the state opportunity...the Legislature the opportunity to clearly separate additional funding for this kind of activity, because there's no question between the use of...the change of federal government, whatever's going to happen to property tax relief, a whole bunch of other things. There are just, folks, there ain't going to be room, as they say, to get all that in with whatever it is that acceptable rates are. And that has nothing to do