

STATE OF OKLAHOMA

1st Session of the 60th Legislature (2025)

SENATE BILL 938

By: Kirt

AS INTRODUCED

An Act relating to buildings and zoning; creating the Municipal Workforce Housing Development Grant Program Act; providing short title; defining terms; allowing Oklahoma Housing Finance Agency to oversee certain grant program; providing for submission of certain plan to be eligible for grant program; requiring certain written agreement; creating the Municipal Workforce Housing Development Grant Program Revolving Fund; providing for codification; providing an effective date; and declaring an emergency.

BE IT ENACTED BY THE PEOPLE OF THE STATE OF OKLAHOMA:

SECTION 1. NEW LAW A new section of law to be codified in the Oklahoma Statutes as Section 43-116 of Title 11, unless there is created a duplication in numbering, reads as follows:

This act shall be known and may be cited as the "Municipal Workforce Housing Development Grant Program Act".

SECTION 2. NEW LAW A new section of law to be codified in the Oklahoma Statutes as Section 43-117 of Title 11, unless there is created a duplication in numbering, reads as follows:

As used in this act:

1 1. "Plan for workforce housing" means a written document
2 adopted by a municipality's governing body that includes:

- 3 a. an estimate of the existing supply of workforce, mixed
4 income, low income, and affordable housing located
5 within the municipality based on national standards
6 for income levels,
- 7 b. an estimate of the need for workforce, mixed income,
8 low income, and affordable housing in the municipality
9 for the next eight (8) years,
- 10 c. a survey of total residential land use,
- 11 d. an evaluation of how existing land uses and zones
12 affect opportunities for workforce, mixed income, low
13 income, and affordable housing, and
- 14 e. a description of any current or planned programs of
15 the municipality to enable an adequate supply of
16 housing for different income groups; and

17 2. "Workforce housing" means housing occupied or reserved for
18 occupancy by households with a gross household income between sixty
19 percent (60%) and one hundred twenty percent (120%) of the median
20 gross income for households of the same size in the county in which
21 the municipality is located.

22 SECTION 3. NEW LAW A new section of law to be codified
23 in the Oklahoma Statutes as Section 43-118 of Title 11, unless there
24 is created a duplication in numbering, reads as follows:

1 A. There is hereby created, within the Oklahoma Housing Finance
2 Agency, the Municipal Workforce Housing Development Grant Program to
3 offer financial assistance by grant to municipalities for the
4 purpose of increasing the availability of workforce housing in this
5 state. Grant funding shall be administered based on the potential
6 for a specific plan to increase the availability of workforce
7 housing in this state. A grant under this program shall be a one-
8 time award.

9 B. Municipalities of this state are eligible for funding under
10 this program. Applicants shall provide a plan for workforce
11 housing.

12 C. A grant agreement shall be made between any awardee and the
13 Agency. The grant agreement shall provide for the conditions of
14 disbursement, shall include a provision requiring the repayment of
15 awarded funds if the terms are not met, and shall include a
16 requirement for awardees to provide ongoing quarterly reports
17 detailing activity related to the implementation of the plan for
18 workforce housing.

19 SECTION 4. NEW LAW A new section of law to be codified
20 in the Oklahoma Statutes as Section 43-119 of Title 11, unless there
21 is created a duplication in numbering, reads as follows:

22 There is hereby created in the State Treasury a revolving fund
23 for the Oklahoma Housing Finance Agency designated the "Municipal
24 Workforce Housing Development Grant Program Revolving Fund". The
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1 fund shall be a continuing fund, not subject to fiscal year
2 limitations, and shall consist of all monies received by the Agency
3 from all monies received by any public or private donations,
4 contributions, and gifts received for the benefit of the fund, and
5 any amounts appropriated by the Legislature, provided for the
6 purpose of funding grants as provided in this act. All monies
7 accruing to the credit of the fund are hereby appropriated and may
8 be budgeted and expended by the Agency for the purpose provided for
9 in this act. Expenditures from the fund shall be made upon warrants
10 issued by the State Treasurer against claims filed as prescribed by
11 law with the Director of the Office of Management and Enterprise
12 Services for approval and payment.

13 SECTION 5. This act shall become effective July 1, 2025.

14 SECTION 6. It being immediately necessary for the preservation
15 of the public peace, health or safety, an emergency is hereby
16 declared to exist, by reason whereof this act shall take effect and
17 be in full force from and after its passage and approval.

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