

MEMORANDUM

Agenda Item No. 11(A)(3)


TO: Honorable Chairman Anthony Rodriguez
and Members, Board of County Commissioners

DATE: June 16, 2026

FROM: Geri Bonzon-Keenan
County Attorney

SUBJECT: Resolution urging the United States Congress to enact H.R. 6644, the 21st Century ROAD to Housing Act, or similar legislation, to expand the supply of affordable housing

The accompanying resolution was prepared and placed on the agenda at the request of Prime Sponsor Commissioner Natalie Milian Orbis.



Geri Bonzon-Keenan
County Attorney

GBK/ks

MDC001



MEMORANDUM
(Revised)

TO: Honorable Chairman Anthony Rodriguez
and Members, Board of County Commissioners

DATE: June 16, 2026

FROM: 
Geni Bonzon-Keenan
County Attorney

SUBJECT: Agenda Item No. 11(A)(3)

Please note any items checked.

- “3-Day Rule” for committees applicable if raised**
- 6 weeks required between first reading and public hearing**
- 4 weeks notification to municipal officials required prior to public hearing**
- Decreases revenues or increases expenditures without balancing budget**
- Budget required**
- Statement of fiscal impact required**
- Statement of social equity required**
- Ordinance creating a new board requires detailed County Mayor’s report for public hearing**
- No committee review**
- Requires more than a majority vote (i.e., 2/3’s present ____, 2/3 membership ____, 3/5’s ____, unanimous ____, majority plus one ____, CDMP 7 votes (majority of membership) ____, CDMP 2/3 members present but not less than 7 votes (majority of membership) ____, CDMP 9 votes (2/3 membership) _____) to approve**
- Current information regarding funding source, index code and available balance, and available capacity (if debt is contemplated) required**

Approved _____ Mayor
Veto _____
Override _____

Agenda Item No. 11(A)(3)
6-16-26

RESOLUTION NO. _____

RESOLUTION URGING THE UNITED STATES CONGRESS
TO ENACT H.R. 6644, THE 21ST CENTURY ROAD TO
HOUSING ACT, OR SIMILAR LEGISLATION, TO EXPAND
THE SUPPLY OF AFFORDABLE HOUSING

WHEREAS, Miami-Dade County, like jurisdictions across the nation, faces persistent housing supply shortages and severe affordability challenges that affect low-, moderate-, and middle-income households, including essential workers, seniors, and families with children; and

WHEREAS, many factors contribute to increasing home prices and the lack of affordable housing, including insufficient production of housing, job growth, rising construction and financing costs, and permitting and administrative delays; and

WHEREAS, on December 12, 2025, United States Representative French Hill (R – Arkansas) introduced H.R. 6644, the Housing for the 21st Century Act, which passed the House of Representatives on February 9, 2026; and

WHEREAS, the United States Senate substantially amended the bill, renaming it the 21st Century ROAD to Housing Act, and passed its version on March 12, 2026; and

WHEREAS, on May 20, 2026, the House agreed to the Senate amendment to H.R. 6644 with a further amendment, passing a House version of the 21st Century ROAD to Housing Act which was received by the Senate on June 2, 2026; and

WHEREAS, the 21st Century ROAD to Housing Act incorporates a wide range of policy measures to address housing affordability by streamlining regulatory requirements, modernizing existing housing programs, expanding housing finance options, and enhancing oversight of housing providers; and

WHEREAS, the 21st Century ROAD to Housing Act includes but is not limited to the following policy measures:

- Provides grants to local governments to implement pre-reviewed housing designs to streamline mixed-income housing;
- Directs federal agencies to coordinate environmental reviews and regulatory requirements;
- Streamlines National Environmental Policy Act (NEPA) review for federally supported housing activities by expanding categorical exclusions;
- Updates Federal Housing Administration (FHA) multifamily mortgage loan limits and related formulas;
- Directs the Government Accountability Office (GAO) to study barriers to affordable housing for middle-income households;
- Expands HOME Investment Partnerships (HOME) program eligibility and flexibility in use of funds;
- Allows Community Development Block Grant (CDBG) program funds for new affordable housing construction;
- Allows advance inspections for new landlords participating in the voucher program;
- Allows a pilot program for FHA-backed mortgages under \$100,000.00; and
- Establishes an eviction helpline;

WHEREAS, the policy measures in the 21st Century ROAD to Housing Act are designed to accelerate production, reduce costs, and expand access to affordable and workforce housing nationwide; and

WHEREAS, in light of the affordable housing crisis in Miami-Dade County, this Board wishes to support the 21st Century ROAD to Housing Act,

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF MIAMI-DADE COUNTY, FLORIDA, that this Board:

Section 1. Urges the United States Congress to enact H.R. 6644, the 21st Century ROAD to Housing Act, or similar legislation that would expand the supply of affordable housing.

Section 2. Directs the Clerk of the Board to transmit a certified copy of this resolution to Representative French Hill and the Members of the Florida Congressional Delegation.

Section 3. Directs the County’s federal lobbyists to advocate for the action described in section 1 above, and authorizes and directs the Office of Intergovernmental Affairs to amend the 2026 Federal Legislative Package to include this item.

The Prime Sponsor of the foregoing resolution is Commissioner Natalie Milian Orbis. It was offered by Commissioner _____, who moved its adoption. The motion was seconded by Commissioner _____ and upon being put to a vote, the vote was as follows:

Anthony Rodriguez, Chairman	
Kionne L. McGhee, Vice Chairman	
Marleine Bastien	Juan Carlos Bermudez
Sen. René García	Oliver G. Gilbert, III
Roberto J. Gonzalez	Keon Hardemon
Danielle Cohen Higgins	Vicki L. Lopez
Natalie Milian Orbis	Raquel A. Regalado
Micky Steinberg	

The Chairperson thereupon declared this resolution duly passed and adopted this 16th day of June, 2026. This resolution shall become effective upon the earlier of (1) 10 days after the date of its adoption unless vetoed by the County Mayor, and if vetoed, shall become effective only upon an override by this Board, or (2) approval by the County Mayor of this resolution and the filing of this approval with the Clerk of the Board.

MIAMI-DADE COUNTY, FLORIDA
BY ITS BOARD OF
COUNTY COMMISSIONERS

JUAN FERNANDEZ-BARQUIN, CLERK

By: _____
Deputy Clerk

Approved by County Attorney as
to form and legal sufficiency.

mmg

Melissa M. Gallo