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OHIO LEGISLATIVE SERVICE COMMISSION

Office of Research
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Legislative Budget
Office

S.B. 192
136th General Assembly

Bill Analysis

Version: As Introduced

Primary Sponsor: Sen. Reynolds

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SUMMARY

- Declares the General Assembly's intent to fund the development, repair, or upgrade of infrastructure necessary for increasing the supply of single-family homes in the rural areas of Ohio.
- Specifies that only projects in counties that meet certain population and development criteria are eligible for such funding.
- Specifies that only projects that meet certain density and zoning criteria are eligible for such funding.

DETAILED ANALYSIS

Housing infrastructure funding

The bill declares the General Assembly's intent to provide funding for infrastructure necessary to increase the supply of single-family homes in the rural areas of Ohio. The bill does not make substantive changes to the Revised Code or provide for appropriations that would be necessary to implement such funding.

The bill specifies that, should funding be provided, the General Assembly intends it to be directed to projects in counties that are low in population and that have not seen substantial construction of new single-family homes. As such, the bill specifies that only projects in counties that meet the following criteria would be eligible:

- The county has a population of not more than 75,000;
- The number of privately owned housing units authorized by building permit is less than the average number of private housing units authorized for counties in this state.

Additionally, only development projects that meet certain density and zoning requirements would be eligible. The funds would only be available to projects intended to

develop, repair, or upgrade infrastructure needed for the construction of new residences that meet the following criteria:

- The residences are situated on plots of land that are no larger than one quarter of an acre;
- The residences are all situated on land zoned for single-family, residential buildings.¹

HISTORY

Action	Date
Introduced	05-07-25

ANSB0192IN-136/ts

¹ Section 1.