

An Act

ENROLLED SENATE
BILL NO. 333

By: Haste of the Senate

and

Lawson of the House

An Act relating to the Oklahoma Housing Authorities Act; amending 63 O.S. 2021, Section 1054, which relates to definitions; updating statutory references; modifying definition; and providing criteria.

SUBJECT: Housing definitions

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

SECTION 1. AMENDATORY 63 O.S. 2021, Section 1054, is amended to read as follows:

Section 1054. The following terms, wherever used or referred to in ~~this act~~ the Oklahoma Housing Authorities Act, shall have the following respective meanings, unless a different meaning clearly appears from the context:

~~(a)~~ 1. "Authority" means any public body corporate and politic created by ~~this act.~~ the Oklahoma Housing Authorities Act;

~~(b)~~ 2. "City" means any incorporated city or town in the state;

3. "County" means any county in the state;

~~(c)~~ 4. "Governing body" means, in the case of a city, the council or other governing body of the city in which is vested legislative authority customarily imposed on the city council, and, in the case of a county, the board of county commissioners;

~~(d)~~ 5. "Mayor" means the mayor of the city or the officer thereof charged with the duties customarily imposed on the mayor or executive head of a city~~;~~;

~~(e)~~ 6. "Clerk" means the city clerk or the county clerk, as the case may be~~;~~;

~~(f)~~ 7. "Area of operation" means:

~~(1)~~ a. in the case of an authority of a city, the city and the area within one (1) mile of the territorial boundaries thereof, except that the area of operation of an authority of any city shall not include any area which lies within the territorial boundaries of some other city~~;~~;

~~(2)~~ b. in the case of an authority of a county, all of the county for which it is created~~;~~. Provided, that a county authority shall not undertake any project within the boundaries of any city unless a resolution shall have been adopted by the governing body of the city and by any authority which shall have been ~~theretofore~~ established and authorized to exercise its powers in the city declaring that there is need for the county authority to exercise its powers within that city. No authority shall operate in any area in which an authority already established is operating without the consent by resolution of the authority already operating therein~~;~~, and

c. in the case of an authority of a city or of a county and only for the purpose of construction or rehabilitation projects, beginning on the effective date of this act, anywhere within this state;
provided, such city or county housing authority has consulted with the city, county or counties, and all other active and duly certified city and county housing authorities, if any, where the project or projects are located;

~~(g)~~ 8. "Federal government" ~~includes~~ means the United States of America, the ~~Public Housing Administration~~ United States Department of Housing and Urban Development, or any other agency or instrumentality, corporate or otherwise, of the United States of America~~;~~;

~~(h)~~ 9. "Slum" means any area where dwellings predominate which by reason of dilapidation~~;~~; overcrowding~~;~~; faulty arrangement or design~~;~~; lack of ventilation, light, or sanitary facilities~~;~~; or any combination of these factors, are detrimental to safety, health,; and morals~~;~~;

~~(i)~~ 10. "Housing project" or "project" means any work or undertaking on contiguous or noncontiguous sites:

~~(1)~~ a. to demolish, clear, or remove buildings from any slum area~~;~~;

~~(2)~~ b. to provide or assist in providing (by any suitable method, including~~;~~; but not limited to: rental; sale of individual units in single or multifamily structures under a conventional, condominium, or cooperative sales contract; lease-purchase agreement; loans; or subsidizing of rentals or charges for housing projects located within the territorial boundaries of the authority of a city or county but excluding the expanded area of operation as defined in subparagraph c of paragraph 7 of this section) decent, safe,; and sanitary urban or rural dwellings, apartments, or other living accommodations for persons of low income~~;~~; or

~~(3)~~ c. to accomplish a combination of ~~the foregoing~~ subparagraphs a and b of this paragraph. Such work or undertaking may include buildings, land, equipment, facilities, and other real or personal property for necessary, convenient,; or desirable appurtenances; streets, sewers, water service, utilities, parks, site preparation, and landscaping; and facilities for administrative, community, health, recreational, welfare, or other purposes. The term ~~"housing project"~~ "housing project" or ~~"project"~~ "project" also may

be applied to the planning of the buildings and improvements, the acquisition of property or any interest therein, the demolition of existing structures, the construction, reconstruction, rehabilitation, alteration, or repair of the improvements and all other work in connection therewith; and the term shall include all other real and personal property and all tangible or intangible assets held or used in connection with the housing project.

~~(j)~~ 11. "Persons of low income" ~~shall mean~~ means persons or families who lack the amount of income which is necessary (as determined by the authority undertaking the housing project) to enable them, without financial assistance, to live in decent, safe, and sanitary dwellings, without overcrowding; however, the local housing authority shall not exceed the guidelines in establishing incomes set forth by the United States Department of Housing and Urban Development.

~~(k)~~ 12. "Bonds" means any bonds, notes, interim certificates, debentures, or other obligations issued by an authority pursuant to ~~this act.~~ the Oklahoma Housing Authorities Act;

~~(l)~~ 13. "Real property" ~~includes~~ means all lands, including improvements and fixtures thereon, and property of any nature appurtenant thereto, or used in connection therewith, and every estate, interest, and right, legal or equitable, therein including terms for years.

~~(m)~~ 14. "Obligee of an authority" or "obligee" ~~includes~~ means any bondholder, agent or trustee for any bondholder, or lessor demising to the authority property used in connection with a project, or any assignee or assignees of such lessor's interest or any part thereof, and the federal government when it is a party to any contract with the authority.

~~(n)~~ 15. "Persons engaged in national defense activities" means persons in the Armed Forces of the United States, employees of the Department of Defense, and workers engaged or to be engaged in activities connected with national defense. The term also includes

the families of the persons, employees, and workers who reside with them-;

~~(e)~~ 16. "Major disaster" means any flood, drought, fire, hurricane, tornado, earthquake, storm, or other catastrophe which, in the determination of the governing body, is of sufficient severity and magnitude to warrant the use of available resources of the federal, state, and local governments to alleviate the damage, hardship, or suffering caused thereby-; and

~~(p)~~ 17. "State public body" means any city, county, municipal corporation, commission, district, authority, agency, subdivision, or public body of the state.

Passed the Senate the 11th day of March, 2025.

Presiding Officer of the Senate

Passed the House of Representatives the 6th day of May, 2025.

Presiding Officer of the House
of Representatives

OFFICE OF THE GOVERNOR

Received by the Office of the Governor this _____

day of _____, 20_____, at _____ o'clock _____ M.

By: _____

Approved by the Governor of the State of Oklahoma this _____

day of _____, 20_____, at _____ o'clock _____ M.

Governor of the State of Oklahoma

OFFICE OF THE SECRETARY OF STATE

Received by the Office of the Secretary of State this _____

day of _____, 20_____, at _____ o'clock _____ M.

By: _____