



January 20, 2026

*Via Email Delivery*

The Honorable Danny Alvarez  
Florida House  
412 House Building  
402 South Monroe Street  
Tallahassee, FL 32399-1100

Re: HB 433 – Department of Agriculture and Consumer Services  
1.21.2026 Agenda, House Commerce Committee

Dear Chair Buchanan:

On behalf of the Florida League of Cities and the municipalities we represent, thank you for your commitment to strengthening Florida's economy and supporting responsible land stewardship. While cities share these goals, several provisions in HB 433 impose broad statewide restrictions on routine local decision-making. Sections 2 and 3 expand state control in areas that are more appropriately managed at the local level.

**Preserving Local Authority to Manage Noise, Public Safety, and Quality-of-Life Issues**

The regulatory preemptions in section 2 go far beyond protecting agricultural operations and unintentionally restrict cities from enforcing basic time-of-day ordinances in residential neighborhoods. Cities rely on these regulations that apply universally across all equipment types to protect nearby homes, schools, and healthcare facilities – not to regulate agricultural practices. Without this authority, cities lose a tool needed to stop early morning or late-night disturbances, undermining the peace and quiet Floridians expect in their neighborhoods.

**Impacts on Local Land Disposition, Redevelopment, and Housing Initiatives**

Section 3 adds a new state approval step whenever a municipality seeks to sell its own surplus land and prohibits cities from transferring development rights if the State's Acquisition and Restoration Council finds the parcel suitable for agriculture. Cities often use these transfers as a market-based tool to support infill redevelopment and lower the cost of workforce housing. Weakening this tool reduces local flexibility, slows private investment, and pushes development outward, ultimately increasing costs for taxpayers.

Cities must maintain the authority to manage community standards in ways that support economic growth, protect taxpaying residents, and ensure neighborhood safety. We respectfully request that HB 433 be amended to address these concerns and welcome the opportunity to work with you on targeted refinements. Sincerely,

Matthew Singer  
Legislative Advocate  
Florida League of Cities, Inc.

cc: Chair Buchanan and Members of the House Commerce Committee



