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May 21, 2026

The Honorable Ron DeSantis
Governor of Florida
PL 05 The Capitol
400 South Monroe Street
Tallahassee, FL 32399

The Honorable Ben Albritton
Florida Senate
409 The Capitol
402 South Monroe Street
Tallahassee, FL 32399

The Honorable Daniel Perez
Florida House of Representatives
420 The Capitol
402 South Monroe Street
Tallahassee, FL 32399

RE: Necessary Property Tax Solutions Must Not Result in a Tax Shift onto Renters and Local Businesses

Dear Governor DeSantis, President Albritton and Speaker Perez:

On behalf of the Florida Chamber of Commerce and the millions of jobs our members create, thank you for your leadership in providing significant and historic tax relief to local businesses and Floridians last year with the elimination of the Florida-only Business Rent Tax and in previous years with additional, significant tax relief for Florida families. We applaud your continued focus on returning taxpayer dollars to hardworking Floridians and your examination of ways to rein in excess spending at all levels of government.

While Florida's economy is normalizing to pre-COVID levels in some instances, this slowing is taking place against a backdrop of Florida's continued national leadership across many metrics. As I often say, "if Florida was a stock, it would be a strong buy," and thanks to your leadership, Florida has become the envy of the nation. It's because of this leadership that we are seeing significant wealth and business migration from states, such as California, New York and Illinois, that overtax and overregulate. Based on the most recent data available, more wealth has moved to Florida than any other state, as \$2.36 million in income moved to Florida every hour. Florida, if it was a nation, would currently be the 15th largest economy in the world having recently passed Spain, is the #1 state for new business start-ups, #1 state for new business migration, has the #1 higher education system, the lowest debt per capita of any state, ranks a top 3 state for business and is ranked #5 for our business tax climate. In so many ways, it is clear the Florida model is working and it being replicated elsewhere is only further proof.

For over a century, the Florida Chamber has always strived to lead efforts on economic growth, competitiveness, and opportunity at earned success for all. The Chamber appreciates our partnership with the Governor and legislature in advancing a pro-jobs agenda driven by data and the experience of job creators across Florida. Your

effort to rein in certain local government spending, and the resultant burden of over-taxation on local businesses to pay for it, is a shared priority and problem in dire need of solutions.

As you return to Tallahassee in a special session focused on cutting spending and reducing taxes, including how best to reduce or eliminate the burden of \$55 billion in property taxes, we appreciate the time taken to ask the hard questions, receive stakeholder input, and consider potential consequences of proposals as you strive to put the best proposal before Florida's voters. While Florida continues to lower taxes and build upon our competitive tax climate, it is important that these property tax changes don't ultimately result in a tax shift to local businesses, their employees (some who rent) and customers. As proven time and time again, the free market provides the greatest opportunity for earned success, and it should be zealously protected from certain local governments' continued efforts to stifle the market through excessive and uncompetitive taxation aimed at picking winners and losers.

As you consider placement of a homestead property tax relief amendment on the ballot, the Florida Chamber encourages the consideration of any impacts to non-homestead property. Absent clear and firm guardrails with meaningful enforcement for noncompliance, local governments can shift the tax burden onto non-homesteaded properties, including local businesses and renters, as a way to backfill revenue normally collected through homestead property taxes. This tax shift is already occurring as non-homestead properties pay 65 percent of all property taxes collected and homestead properties have a three percent cap on the allowable annual increase of the assessed value versus 10% for non-homesteaded properties, such as local businesses and renters. Additionally, if property tax relief is approved by voters, local governments will continue to be able to increase special assessments, fees, and other state-approved taxes to make up lost property tax revenue. Higher local assessments, fees, or a shift of the property tax burden to non-homestead properties will likely result in higher prices, fewer new jobs, lessened services and/or diminished investment.

Likewise, the Florida Chamber urges careful consideration of state revenue replacement options if property tax relief is approved by voters. Such revenue replacement may also result in a tax shift to local businesses with sales tax and corporate income tax being the two largest current sources of state revenue. A report prepared by the Council on State Taxation and the State Tax Research Institute estimates that businesses in Florida already pay approximately 47 percent of all Florida sales tax collected. An increase in either of these taxes would increase costs on job creators absent other offsetting provisions.

Florida has long proven to be a national model in producing meaningful policy solutions focused on advancing Florida's competitiveness and quality of life, as evidenced by Florida's trajectory and economic success. As a reduction in property taxes is considered, the Florida Chamber asks you to avoid a tax shift on local businesses and renters and to create parity allowing local businesses to also benefit from these tax cuts.

My best,



Mark Wilson
President and CEO
Florida Chamber of Commerce

CC: All Members of the Florida Senate and Florida House of Representatives
David Sweeney, Chair, Board of Directors, Florida Chamber of Commerce
Frank Walker, Executive Vice President, Florida Chamber of Commerce
Carolyn Johnson, Vice President, Florida Chamber of Commerce