



26 (j) With respect to residential property insurance rate  
 27 filings, the rate filing must account for mitigation measures  
 28 undertaken by policyholders to reduce hurricane losses and  
 29 windstorm losses.

30  
 31 The provisions of this subsection do not apply to workers'  
 32 compensation, employer's liability insurance, and motor vehicle  
 33 insurance.

34 Section 2. Subsection (1) of section 627.0629, Florida  
 35 Statutes, is amended to read:

36 627.0629 Residential property insurance; rate filings.—

37 (1) It is the intent of the Legislature that insurers  
 38 provide savings to consumers who install or implement windstorm  
 39 damage mitigation techniques, alterations, or solutions to their  
 40 properties to prevent windstorm losses. A rate filing for  
 41 residential property insurance must include actuarially  
 42 reasonable discounts, credits, or other rate differentials, or  
 43 appropriate reductions in deductibles, for properties on which  
 44 fixtures or construction techniques demonstrated to reduce the  
 45 amount of loss in a windstorm have been installed or  
 46 implemented. The fixtures or construction techniques must  
 47 include, but are not limited to, fixtures or construction  
 48 techniques that enhance wind uplift prevention, roof strength,  
 49 roof covering performance, roof-to-wall strength, wall-to-floor-  
 50 to-foundation strength, opening protection, and window, door,

51 and skylight strength. Credits, discounts, or other rate  
 52 differentials, or appropriate reductions in deductibles, for  
 53 fixtures and construction techniques that meet the minimum  
 54 requirements of the Florida Building Code must be included in  
 55 the rate filing. The office shall determine the discounts,  
 56 credits, other rate differentials, and appropriate reductions in  
 57 deductibles that reflect the full actuarial value of such  
 58 revaluation, which may be used by insurers in rate filings.

59 Section 3. Effective upon becoming law, paragraph (aa) of  
 60 subsection (6) of section 627.351, Florida Statutes, is amended  
 61 to read:

62 627.351 Insurance risk apportionment plans.—

63 (6) CITIZENS PROPERTY INSURANCE CORPORATION.—

64 (aa) Except as otherwise provided in this paragraph, the  
 65 corporation shall require the securing and maintaining of flood  
 66 insurance as a condition of coverage of a personal lines  
 67 residential risk. The insured or applicant must execute a form  
 68 approved by the office affirming that flood insurance is not  
 69 provided by the corporation and that if flood insurance is not  
 70 secured by the applicant or insured from an insurer other than  
 71 the corporation and in addition to coverage by the corporation,  
 72 the risk will not be eligible for coverage by the corporation.  
 73 The corporation may deny coverage of a personal lines  
 74 residential risk to an applicant or insured who refuses to  
 75 secure and maintain flood insurance. The requirement to purchase

76 flood insurance shall be implemented as follows:

77 1. Except as provided in subparagraphs 2. and 3., all  
 78 personal lines residential policyholders must have flood  
 79 coverage in place for policies effective on or after:

80 a. January 1, 2024, for a structure or unit that has a  
 81 dwelling replacement cost of ~~property valued at~~ \$600,000 or  
 82 more.

83 b. January 1, 2025, for a structure or unit that has a  
 84 dwelling replacement cost of ~~property valued at~~ \$500,000 or  
 85 more.

86 c. January 1, 2026, for a structure or unit that has a  
 87 dwelling replacement cost of ~~property valued at~~ \$400,000 or  
 88 more.

89 d. January 1, 2027, for all other personal lines  
 90 residential property insured by the corporation.

91 2. All personal lines residential policyholders whose  
 92 property insured by the corporation is located within the  
 93 special flood hazard area defined by the Federal Emergency  
 94 Management Agency must have flood coverage in place:

95 a. At the time of initial policy issuance for all new  
 96 personal lines residential policies issued by the corporation on  
 97 or after April 1, 2023.

98 b. By the time of the policy renewal for all personal  
 99 lines residential policies renewing on or after July 1, 2023.

100 3. Policyholders whose policies issued by the corporation

101 do not provide coverage for the peril of wind are not required  
 102 to purchase flood insurance as a condition for maintaining their  
 103 policies with the corporation.

104  
 105 The flood insurance required under this paragraph must meet, at  
 106 a minimum, the coverage available from the National Flood  
 107 Insurance Program or the requirements of subparagraphs s.  
 108 627.715(1)(a)1., 2., and 3.

109 Section 4. Effective October 1, 2023, section 627.7155,  
 110 Florida Statutes, is created, to read:

111 627.7155 Wind and flood coverage in residential and  
 112 commercial property insurance policies.— For residential and  
 113 commercial property insurance policies issued or renewed on or  
 114 after October 1, 2023:

115 (1) If a residential or commercial property insurer  
 116 requires that an insured or applicant have coverage for the  
 117 peril of flood when the insurer issues a policy covering the  
 118 peril of wind, the insurer must verify that the insured or  
 119 applicant has coverage for the peril of flood at the time the  
 120 policy is issued or renewed. If the insurer fails to verify that  
 121 the insured or applicant has coverage for the peril of flood,  
 122 the insurer may not issue or renew a policy containing coverage  
 123 for the peril of wind. Prior to issuance of coverage for the  
 124 peril of wind under this subsection and upon verification of  
 125 coverage for the peril of flood, the insurer must obtain a

126 written acknowledgment from the applicant or insured that the  
127 applicant or insured understands that the policy covering the  
128 peril of wind requires that coverage for the peril of flood must  
129 be maintained by the applicant or insured.

130 (2) In addition to coverage for the peril of flood directly  
131 secured by the applicant or insured, a master flood policy that  
132 is issued to someone other than the applicant or insured and  
133 includes the applicant or insured as an intended or third-party  
134 beneficiary under the master flood policy is acceptable proof of  
135 coverage for the peril of flood for the purposes of this  
136 section.

137 Section 5. Except as otherwise provided, this act shall  
138 take effect July 1, 2023.