

H.F. No. 2309 and S.F. 2298: Housing Non-Appropriations Articles

Same, Similar, and Different

Revisor Page(s)	Senate Section(s)	Description	House Section(s)
Same or Similar			
R12	2	Same. This section adds counties and cities that allocate low-income housing tax credits to the section relating to wage theft prevention and use of responsible contractors and makes a technical correction relating to multifamily housing.	1
R12-13	3	Same. This section adds to the powers and duties of the Minnesota Housing Finance Agency (MHFA) a requirement to submit an annual report on the financial stability of the affordable housing industry.	1
R13	4	Similar. This section adds a new subdivision to the powers and duties of MHFA requiring that MHFA convene an annual meeting to discuss affordable housing issues with cities and counties with high levels of cost-burdened households.	2
R14	5	Similar. This section allows the commissioner to determine a formula to determine award amounts for the rent assistance program and to redistribute unused funds among program administrators.	4
R23-24	13	Same. This section amends the appropriation for the community-based first-generation homebuyers down payment assistance program in Laws 2023, removing the requirement for any funds recaptured after the three-year program period to be remitted to MHFA.	4
R24	14	Same. This section amends the local housing trust fund grants program to require a grantee to use the funds within five years.	10
R24-25	15	Same. This section amends the high-rise sprinkler system grant program to allow loans and amends the definition of eligible building to include those seven stories or more and those serving households at or below 60 percent of the area median income.	1
R25-26	16	Similar. This section requires the commissioner of MHFA to develop a policy framework for targeted stabilization of regulated affordable housing and to report on the policy framework to the board of directors and the legislature.	6

Comparison Summary of H.F. 2309 and S.F. 2298 – House (H2309-2), (UES2298-2) / Senate (S2298-3)

Revisor Page(s)	Senate Section(s)	Description	House Section(s)
Different			
R10	1	Senate-only. This section requires MHFA to include information about available tax credits and notice requirements related to manufactured home park sales in the annual letter to manufactured home park owners. MHFA may also include additional programs and resources available to manufactured home park residents and owners.	-
R13	-	House-only. This section requires the commissioner of MHFA to publish information on the rights and responsibilities of landlords and residential tenants and to provide a link or copy of the MN attorney general’s “Landlords and Tenants: Rights and Responsibilities” publication that is updated annually.	2
R13-14	-	House-only. This section replaces annual eligibility recertification for the state rental assistance program with annual income recertification for the purpose of determining the amount of rental assistance.	3
R14-15	6	Senate-only. This section adds a new subdivision limiting rent increases on rental housing built with low income housing tax credits to the percentage increase in area median income levels or inflation over a 12-month period.	-
R15	7	Senate-only. This section modifies eligibility for the economic development and housing challenge program by adding contract alternative and Tribal contract schools to the eligible recipients subdivision.	-
R15-16	8	Different. Senate amends the subdivision relating to grants to schools in the economic development and housing challenge program to allow contract alternative and Tribal contract schools to qualify for funding. House amends the same subdivision to allow nonprofit organizations contracted by a school to qualify for funding.	5
R16-17	-	House-only. Allows use of housing infrastructure bond proceeds on adaptive reuse for the development of both supportive housing and very low-income housing.	6
R17-19	9	Senate-only. This section amends the eligible recipients for the Minnesota housing tax credit contribution grants and loans to clarify that officers or principles for the purpose of disqualifying a business do not include individuals serving as volunteer nonprofit board members. This section also makes projects that received a workforce housing development program grant eligible for funding, even if those projects do not satisfy income limitations generally required for housing tax credit contribution grants and loans.	-

Comparison Summary of H.F. 2309 and S.F. 2298 – House (H2309-2), (UES2298-2) / Senate (S2298-3)

Revisor Page(s)	Senate Section(s)	Description	House Section(s)
R19-21	10	Different. Senate codifies the down payment assistance program established in Laws 2023. House leaves the law uncoded. Both sections replace a household income limitation with an income limitation applicable only to the person qualifying for the program. Both sections increase maximum assistance caps beginning in fiscal year 2027. Senate modifies reporting requirements.	5
R21	11	Senate-only. This section allows a property owner to record a statutory form with the county to discharge a restrictive covenant related to a protected class from the title at no cost. This section is effective the day following final enactment.	-
R21-23	12	Senate-only. This section specifies that counties may not require a recording fee for filing a discharge of a restrictive covenant relating to protected classes and is effective the day following final enactment.	-
R26	17	Senate-only. This section allows the commissioner of MHFA to convene regular meetings of public funders and affordable housing stakeholders.	-
R26	-	House-only. This section allows housing and redevelopment authorities to establish local housing trust funds.	7
R26-27	-	House-only. These sections require that income generated from a local affordable housing aid or a statewide affordable housing aid project be used on an eligible expenditure of the respective housing aid.	8, 9
R28-31	-	House-only. These sections allow housing and redevelopment authorities to establish public corporations for the purposes of participating in the federal rental assistance demonstration program and certain state programs for public housing.	1-5
R31-33	-	House-only. These sections authorize MHFA to issue \$100,000,000 in housing infrastructure bonds and appropriates money to pay the debt service on those bonds.	1, 2
R33-34	-	House-only. This section requires MHFA to awards points in its scoring systems for its competitive development programs based on certain zoning and land use regulations of the local governments to contain the proposed project.	3
R34-36	-	House-only. This section establishes a task force to evaluate issues and provide recommendations to the legislature about how to improve the supply, quality, and affordability of housing for individuals with disabilities.	7
R36-39	18	Senate-only. This section establishes a task force to evaluate issues and provide recommendations to the legislature about insurance affordability.	-