

# HOUSE RESEARCH

## Bill Summary

**FILE NUMBER:** H.F. 2765  
**Version:** As introduced

**DATE:** April 18, 2016

**Authors:** Schoen

**Subject:** Washington County – Special tax increment financing (TIF) authority

**Analyst:** Joel Michael, joel.michael@house.mn

This publication can be made available in alternative formats upon request. Please call 651-296-6753 (voice); or the Minnesota State Relay Service at 1-800-627-3529 (TTY) for assistance. Summaries are also available on our website at: [www.house.mn/hrd/](http://www.house.mn/hrd/).

---

This bill authorizes Washington County or its Housing and Redevelopment Authority (HRA) to establish redevelopment TIF districts in a defined area of the city of Newport. These districts can be established until the end of 2026 (i.e., for a 10-year period). The following special rules apply to these TIF districts.

- The districts are deemed to be redevelopment districts without satisfying the statutory “blight test” – i.e., the requirement that 70 percent or more of the area’s parcels be occupied by buildings or other improvements and that half of the buildings be substandard.
- Increments from the districts need not be spent on correcting the problems (“blight”) that justified creating the TIF district.
- The pooling and 5-year Rule do not apply the TIF districts, if the increments are spent on activities within the geographic area of the city identified in the bill.