MINNESOTA · REVENUE

PROPERTY TAX

Taylor's Falls Border City Development Zone

April 05, 2013

	Yes	No
DOR Administrative Cost/Savings		X

Department of Revenue

Analysis of H.F. 1426 (Barrett) as introduced

	Fund Impact			
	FY2014	**FY2015**	**FY2016**	**FY2017**
	(000's)			
General Fund	$0	($11)	($11)	($11)

Effective upon local approval.

EXPLANATION OF THE BILL

The bill allows the City of Taylors Falls to designate all or any part of the city as a border city development zone. The bill authorizes the city to exempt business property from business taxes, and allows the city to offset state taxes paid by business property. The cumulative total amount of state tax reductions for all years for the city of Taylors Falls is limited to $100,000. The allocation may be used to offset taxes imposed on or remitted by businesses in the development zone only if the city determines that the tax reduction is necessary to enable a business to expand within the city or to attract a business to the city. The commissioner may waive the limit under the same rules and standards used for other border city development zones.

REVENUE ANALYSIS DETAIL

The development zone for Taylors Falls currently undeveloped land, with the first construction expected in the summer. Based on information from the Chisago County Economic Development Authority, the analysis assumes that the $100,000 will be spent over nine years beginning in Fiscal Year 2015.

Source: Minnesota Department of Revenue
Property Tax Division - Research Unit
www.revenue.state.mn.us/research_stats/
pages/revenue-analyses.aspx

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PROPERTY TAX BENCHMARKS (Minn. Stat. § 270C.991)

Transparency, Understandability, Simplicity & Accountability	Decrease	Creates new subcategory of border city development zones.
Efficiency & Compliance	Neutral	
Equity (Vertical & Horizontal)	Neutral	
Stability & Predictability	Neutral	
Competitiveness for Businesses	Increase	Net decrease in Minnesota business taxes.
Responsiveness to Economic Conditions	Neutral	

The bill is scored on a three point scale (decrease, neutral, increase) for each principle in comparison to current law.