

March 01, 2021

**PROPERTY TAX
PERA Aid Extension**

	Yes	No
DOR Administrative Cost/Savings		X

Department of Revenue
Analysis of H.F. 1678 (Youakim) as introduced

	Fund Impact			
	FY2022	FY2023	FY2024	FY2025
	(000's)			
PERA Aid	\$0	(\$13,750)	(\$13,700)	(\$13,650)
Property Tax Refund Interaction	\$0	\$350	\$350	\$350
Income Tax Interaction	\$0	\$140	\$140	\$140
General Fund Total	\$0	(\$13,260)	(\$13,210)	(\$13,160)

Effective the day following final enactment.

EXPLANATION OF THE BILL

Under current law, state aid to local governments to help pay for employer contributions to the Public Employees Retirement Association (PERA) ended on June 30, 2020.

Under the proposal, PERA Aid would continue until the earlier of:

1. the last day of the fiscal year immediately following the fiscal year in which the actuarial value of assets of the PERA general employees retirement plan first equals or exceeds the actuarial accrued liabilities of the plan; or
2. June 30, 2048.

REVENUE ANALYSIS DETAIL

- Under the proposal, aid payments would resume beginning with aids payable in calendar year 2022 (FY 2023).
- Estimates are based on the February 2021 forecast.
- Aid amounts paid to jurisdictions cannot increase. However, if a PERA unit privatizes or otherwise disbands, aid payments cease.
- Based on aid payments in previous years, a slight annual decrease in total aid is assumed.
- It is further assumed that local governments would reduce their levies by a portion of the PERA Aid payments. Under this assumption:
 - Property taxes would be reduced in jurisdictions receiving the additional aid.
 - Lower property taxes paid by homesteads would decrease state-paid property tax refunds beginning in FY 2023.
 - Lower property taxes would also reduce deductions on corporate and individual income tax returns, increasing state income tax collections beginning in FY 2023.
- The net cost to the state general fund would be an estimated \$13.3 million in FY 2023.
- Tax year impacts are allocated to the following fiscal year.

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

<i>Transparency, Understandability, Simplicity & Accountability</i>	Neutral
<i>Efficiency & Compliance</i>	Neutral
<i>Equity (Vertical & Horizontal)</i>	Neutral
<i>Stability & Predictability</i>	Neutral
<i>Competitiveness for Businesses</i>	Neutral
<i>Responsiveness to Economic Conditions</i>	Neutral

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

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

hf1678_pt_1/jtb