



NSHBA LEGISLATIVE UPDATE

MARCH 5TH, 2020

This is an update on some of the bills that I have been monitoring this session. As you are aware there are hundreds of bills. Most of them are still in committee status either from last session or this short session. Because of the short session, many bills will not make it forward. Below is information to be used when dialoging with your State Senators on Thursday.

PRIORITY BILLS

LB720 – This is Mark Kolterman’s bill. Adopt the Imagine Nebraska Act and provide tax incentives.

Kolterman Priority Bill – Select File – 5/23/20

LB720 has undergone changes from the original bill and has the potential to create jobs, accelerate incentives in the state. It also has the potential to attract more opportunities and jobs.

NSHBA SUPPORTS LB720

LB866 – Justin Wayne – Urban Affairs Priority Bill-Committee 1/13/20

Adopt the density Bonus and Inclusionary Housing Act

This act would incentivize housing projects in areas designated as substandard and blighted in cities by providing residential density increases and regulatory concessions and incentives for housing developments that include a certain percentage of income restricted rental units for low-income residents.

NSHBA HAS TAKEN NO POSITION ON THIS BILL

LB974 – Revenue Priority Bill – General File – 2/13/20

This bill revolves around additional revenues rather than tax increases. The Property Tax Credit Fund would not be touched. It reduces agricultural

valuations and residential and commercial property valuations in the process. The bill is complicated and needs to be read in its entirety. I am sure many of you have read it. Senators attending Thursday will be able to enlighten you on certain amendments in the bill and the benefits of such a bill.

NSHBA is supportive but has not taken a formal position as is the case with many businesses and associations.

LB1021 – Groene – Groene Priority Bill – Committee 1/21/20

The bill will provide for an expedited review of certain re-development plans under the Community Development Law

This bill would provide for expedited review if it includes only one redevelopment project and involves repair, rehabilitation or replacement of an existing structure in a sub-standard or blighted area. The county has to have a population of less than 100,000, an extremely blighted area or a structure at least 50 years old. Project must be under \$250,000 for a single family structure, \$1 million for multi-family or commercial or \$10 million if on the National Register of Historic Places.

NSHBA has monitored but not taken a formal position, the bill is still in committee.

LR300CA – Erdman – Erdman Priority Bill – Committee – 1/27/20

This bill proposes a constitutional amendment to provide for a consumption tax effective January 1,2022. As you are aware, this idea was proposed several years in the legislature under LB195. Such a tax would apply to consumption of new goods and services. It would also prohibit exemptions from the consumption tax. The Nebraska State Home Builders Association sent testimony in “Opposition” to LR300CA on Tuesday, February 11th, 2020.

NSHBA opposes this Bill and took a formal position

OTHER BILLS BEING MONITORED

LB527 – Bolz – Adopt the Customized Job Training Act – Business and Labor – General File – 5/1319

LB743 – Blood – Adopt Updated Electrical Standards – Committee – 1/10/20

NSHBA opposed this bill in writing for testimony on February 8th, 2020

LB767 – Lindstrom – Change provisions on breach of warranty on improvement to real property and provisions under the Nebraska Condominium Act

General File 2/21/20

LB800 – Urban Affairs – General File 2/18/20

Provides that the state building code shall be the applicable code in all buildings owned by the state or any state agency regardless of whether the state, state agency or applicable county, city or village has provided for the administration or the enforcement of the state building code.

LB973 – Kolowski – Adopt the Homeowner Association Act – Urban Affairs – Committee 1/21/20

NSHBA opposed this bill along with several other related groups of builders and realtors.

LR284CA – Brewer – Committee 1/10/20 – Constitutional Amendment to eliminate the state income tax over a four year period. Monitoring

LB1008 – 1009 – Budget Bills – Monitoring

All day floor debate began today. Committees and the Speaker have the authority on debate moving forward from here on. There are currently over 100 priority bills. Among them are LB720 and LB974 both of which are expected to take up a significant amount of floor debate and time in these last 30 days.

I will continue to monitor about fifty bills and to work with the Government Affairs Committee as needed on any bills that are problematic.

Enjoy the evening with your fellow members and your State Senators. Thank you for your support of this very important dinner each year.

Barbara Byrd

NSHBA Executive Officer