

FISCAL NOTE
 LEGISLATIVE FISCAL ANALYST ESTIMATE

ESTIMATE OF FISCAL IMPACT – STATE AGENCIES (See narrative for political subdivision estimates)				
	FY 2024-25		FY 2025-26	
	EXPENDITURES	REVENUE	EXPENDITURES	REVENUE
GENERAL FUNDS				
CASH FUNDS				
FEDERAL FUNDS				
OTHER FUNDS				
TOTAL FUNDS				

Any Fiscal Notes received from state agencies and political subdivisions are attached following the Legislative Fiscal Analyst Estimate.

LB1043 does the following:

- Creates definitions;
- Requires a nonprofit economic development corporation that owns or acquires underutilized tax-exempt property located within a high poverty area to develop such property within two years of the effective date of LB1043 or within two years of acquiring the property;
- Places requirements on such development;
- Requires the economic development corporation to develop and submit a plan to the Clerk of the Legislature and the Chairperson of the Urban Affairs Committee of the Legislature;
- Creates a fine of \$500,000 for a failure to develop property within two years;
- Creates a fine of \$1,000,000 for failure to develop property within three years;
- Revokes the tax exemption should there be a failure to develop property within four years;
- Creates a price cap on selling tax-exempt property;
- Fines collected pursuant to LB1043 are to be remitted to the State Treasurer and distributed in accordance to Article VII, Sec. 5, of the Constitution of Nebraska.

LB1043 may affect the use of tax increment financing (TIF) which in an equalized school district could affect state aid requirements. However, the timing and amounts of any impact related to TIF are unknowable. No fiscal impact to the state of Nebraska.

