

April 7, 2025

Senator Bill Weber
95 University Avenue W.
Minnesota Senate Bldg., Room 2211
St. Paul, MN 55155

Representative Jim Joy
2nd Floor Centennial Office Building
St. Paul, MN 55155

Re: Support of HF 2006 (Joy); SF 2337 (Weber) – Extension of Temporary TIF Authority

Senator Weber and Representative Joy:

St. Louis Park, like a number of cities around the state, was grateful for the legislature's enactment of Minnesota Statutes, Section 469.176, Subd 4n (Temporary TIF Authority) in response to the global pandemic. This measure gave cities much needed flexibility to invest in construction or substantial rehabilitation of buildings and facilities to create and retain jobs, including construction jobs.

As authors of this bill, you understand that pandemic and supply chain problems that followed stopped or significantly delayed many important housing and economic development projects. In St. Louis Park, we have been focusing on expanding housing opportunities, especially for our most vulnerable households, expanding economic opportunities, and preserving affordability by addressing gentrification around our light rail stations. These are priorities of our city leaders and why we support the legislation you have introduced.

We value tax increment financing, using it judiciously to support this work. Most of these projects would not happen in our community but for the use of TIF; that is why this Temporary TIF is so important.

We are grateful for your leadership and will let our delegation know that we support HF 2006 and SF 2337.

Sincerely,



Nadia Mohamed, Mayor
City of St. Louis Park

Cc: Senator Ron Latz
Representative Cheryl Youakim
Representative Larry Kraft



Executive Department

April 7, 2025

MAYOR

MARY SUPPLE

CITY COUNCIL

WALTER BURK

SHARON CHRISTENSEN

RORI A. COLEMAN-
WOODS

SEAN HAYFORD OLEARY

CITY MANAGER

KATIE RODRIGUEZ

Chairs Davids and Gomez and Members of the Tax Committee:

As Mayor of Richfield, I appreciate the opportunity to share the City of Richfield's support for HF 2006, which would allow cities two additional years in which to use unobligated tax increment towards construction or substantial rehabilitation projects that create jobs.

As you know, in 2021 the Legislature recognized the upheaval to commercial markets in the wake of the Covid-19 Pandemic and granted cities temporary authority to use already accumulated tax increment funds for uses that are not typically allowed by the TIF statute. The intent was to bolster economic development and create jobs.

Late last year, the Richfield Housing and Redevelopment Authority committed \$750,000 of these funds to help construct a food hall and tap house on an important site in our downtown. The project would have completed the multi-phased redevelopment of a complex urban site and brought jobs, local food, entertainment, gathering space, and vibrancy to an area that we've been working on for over 10 years. The project would help to energize our downtown and diversify our largely-residential tax base. There was strong public support, evidenced by a packed open house and over 400 positive social media comments.

Unfortunately, we recently received notice that due in part to the current economic uncertainty in supply chains for both construction and the production of beer, the applicant has decided not to pursue the project. It will be nearly impossible for a new proposal to be underway prior to the December 31, 2025, deadline in the current legislation.

This site will continue to be challenging to develop in a way that meets the community's needs and wants for walkable, bikeable, active places to gather. Without the extension to this temporary legislation, the City will lose a valuable tool to provide the gap funding that a project like this will need in the current economic environment.

Without an extension, the unobligated tax increment funds will be returned to our traditional tax increment pooling fund. While this funding remains valuable to our community and will be invested elsewhere, it will not allow us to fund new commercial construction on this site.

Tax Committee
April 7, 2025
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We hope that you can support a temporary extension of this legislation. Thank you for your consideration.

Sincerely,

A handwritten signature in black ink that reads "Mary B. Supple". The signature is written in a cursive style with a large, prominent "M" and "S".

Mary Supple
Richfield Mayor

MS:mp



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95 University Avenue W.
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St. Paul, MN 55155

Representative Jim Joy
2nd Floor Centennial Office Building
St. Paul, MN 55155

Re: Support of HF 2006 (Joy); SF 2337 (Weber) – Extension of Temporary TIF Authority

Senator Weber and Representative Joy:

Rosemount, like a number of cities around the state, was grateful for the legislature's enactment of Minnesota Statutes, Section 469.176, Subd 4n (Temporary TIF Authority) in response to the global pandemic. This measure gave cities much needed flexibility to invest in construction or substantial rehabilitation of buildings and facilities to create and retain jobs, including construction jobs.

As authors of this bill, you both understand that pandemic and supply chain problems that followed stopped many important economic development projects in their tracks. Since then, market shifts have forever changed demand for retail and office buildings in our commercial areas. We have few tools to address these seismic shifts in commercial development within our communities, which is why this Temporary TIF is so important.

In Rosemount, we are focusing on attracting new commercial and retail business. We are emphasizing new restaurant and experiential retail projects to better serve our residents, many of whom are former daily commuters now working from home regularly. The projects that have been awarded Temporary TIF are attracting new visitors to the city, supporting new business generation and commercial development, and rehabbing and refurbishing existing buildings. The flexibility of this program has allowed us to create a thriving retail corridor that

did not exist pre-pandemic. This is the vision of city leaders and why we support the legislation you have introduced.

We are grateful for your leadership and will let our delegation know that we support HF 2006 and SF 2337.

Sincerely,

A handwritten signature in black ink, appearing to read "Logan Martin". The signature is fluid and cursive, with a large initial "L" and "M".

Logan Martin, City Administrator
City of Rosemount



April 9, 2025

Re: Support for HF 2206 extending use of unobligated Tax increment financing.

Chairs Davids, Gomez and Members of the House Tax Committee:

On behalf of our 841 member cities across the state, the League of Minnesota Cities appreciates the opportunity to express our support for HF 2006, which extends the temporary authority of cities to use unobligated tax increment finance (TIF) funds to assist with specified private development needs that create and retain jobs in their communities.

Cities across the state were very grateful for the 2021 legislation that authorized temporary authority to use excess TIF funds to spur development during and after the global pandemic slowdown. We know however that with the development downturn continuing, the high cost of financing and rising constructions costs, some cities across the state are still struggling to move projects forward. This needed bipartisan legation to give them additional time to use their excess TIF funds and to bring important local projects to completion.

We are grateful to Rep. Joy for chief authoring this bill and to all the House members who have signed on to help bring this needed legislation forward.

Thank you for your consideration.

Sincerely,

Pierre Willette
Senior Intergovernmental Relations Representative
League of Minnesota Cities



April 7, 2025

Senator Bill Weber
95 University Avenue W.
Minnesota Senate Bldg., Room 2211
St. Paul, MN 55155

Representative Jim Joy
2nd Floor Centennial Office Building
St. Paul, MN 55155

Re: Support of HF 2006 (Joy); SF 2337 (Weber) – Extension of Temporary TIF Authority

Senator Weber and Representative Joy:

Bloomington, like a number of cities around the state, was grateful for the legislature's enactment of Minnesota Statutes, Section 469.176, Subd 4n (Temporary TIF Authority) in response to the global pandemic. This measure gave cities much needed flexibility to invest in construction of buildings and facilities to create and retain jobs, including construction jobs.

As authors of this bill, you understand that pandemic and supply chain problems that followed stopped many important economic development projects in their tracks. Since then, market shifts have changed demand for real estate development. We have few tools to address these seismic shifts in commercial development within our communities, which is why this Temporary TIF is so important.

In Bloomington, we are focusing on attracting new visitors to the city and region, supporting new business generation and commercial development, fostering innovation, and enhancing the quality of life for all residents. This is the vision of city leaders and why we support the legislation you have introduced.

We are grateful for your leadership and will let our delegation know that we support HF 2006 and SF 2337.

Sincerely,

Tim Busse
Mayor, City of Bloomington

Cc: Senator Alice Mann
Senator Melissa Wiklund
Representative Nathan Coulter
Representative Steve Elkins