

LEGISLATURE OF NEBRASKA
ONE HUNDRED SEVENTH LEGISLATURE
SECOND SESSION

LEGISLATIVE BILL 798

Introduced by Urban Affairs Committee: Wayne, 13, Chairperson; Arch, 14;
Blood, 3; Briese, 41; Hansen, M., 26; Hunt, 8; Lowe, 37.

Read first time January 06, 2022

Committee: Urban Affairs

- 1 A BILL FOR AN ACT relating to the Community Development Law; to amend
- 2 section 18-2101.02, Revised Statutes Supplement, 2021; to change
- 3 provisions relating to extremely blighted areas; and to repeal the
- 4 original section.
- 5 Be it enacted by the people of the State of Nebraska,

1 Section 1. Section 18-2101.02, Revised Statutes Supplement, 2021, is
2 amended to read:

3 18-2101.02 (1) For any city that (a) intends to carry out a
4 redevelopment project which will involve the construction of workforce
5 housing in an extremely blighted area as authorized under subdivision
6 (28)(g) of section 18-2103, (b) intends to prepare a redevelopment plan
7 that will divide ad valorem taxes for a period of more than fifteen years
8 but not more than twenty years as provided in subdivision (3)(b) of
9 section 18-2147, (c) intends to declare an area as an extremely blighted
10 area for purposes of funding decisions under subdivision (1)(b) of
11 section 58-708, or (d) intends to declare an area as an extremely
12 blighted area in order for individuals purchasing residences in such area
13 to qualify for the income tax credit authorized in subsection (7) of
14 section 77-2715.07, the governing body of such city shall first declare,
15 by resolution adopted after the public hearings required under this
16 section, such area to be an extremely blighted area.

17 (2) Prior to making such declaration, the governing body of the city
18 shall conduct or cause to be conducted a study or an analysis on whether
19 the area is extremely blighted and shall submit the question of whether
20 such area is extremely blighted to the planning commission or board of
21 the city for its review and recommendation. The planning commission or
22 board shall hold a public hearing on the question after giving notice of
23 the hearing as provided in section 18-2115.01. The planning commission or
24 board shall submit its written recommendations to the governing body of
25 the city within thirty days after the public hearing.

26 (3) Upon receipt of the recommendations of the planning commission
27 or board, or if no recommendations are received within thirty days after
28 the public hearing required under subsection (2) of this section, the
29 governing body shall hold a public hearing on the question of whether the
30 area is extremely blighted after giving notice of the hearing as provided
31 in section 18-2115.01. At the public hearing, all interested parties

1 shall be afforded a reasonable opportunity to express their views
2 respecting the proposed declaration. After such hearing, the governing
3 body of the city may make its declaration.

4 (4) Copies of each study or analysis conducted pursuant to
5 subsection (2) of this section shall be posted on the city's public
6 website or made available for public inspection at a location designated
7 by the city.

8 (5) The study or analysis required under subsection (2) of this
9 section may be conducted in conjunction with the study or analysis
10 required under section 18-2109. The hearings required under this section
11 may be held in conjunction with the hearings required under section
12 18-2109.

13 (6) Notwithstanding any other provision of law, the designation of
14 an area as an extremely blighted area pursuant to this section shall be
15 valid for a period of twenty-five years from the effective date of the
16 resolution declaring such area to be an extremely blighted area.

17 Sec. 2. Original section 18-2101.02, Revised Statutes Supplement,
18 2021, is repealed.