

## HB 2127 STAFF MEASURE SUMMARY

### House Committee On Human Services and Housing

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**Action Date:** 03/04/19

**Action:** Do pass and be referred to Revenue by prior reference

**Vote:** 9-0-0-0

**Yeas:** 9 - Helt, Keny-Guyer, Meek, Mitchell, Noble, Sanchez, Schouten, Williams, Zika

**Fiscal:** No fiscal impact

**Revenue:** Revenue impact issued

**Prepared By:** Amie FenderSosa, LPRO Analyst

**Meeting Dates:** 2/25, 3/4

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#### WHAT THE MEASURE DOES:

Extends sunset for tax exemption on capital gains from sale of manufactured dwelling park to certain entities, from 2020 to 2026. Sunsets exemptions from filing and payment of taxes for companies and workers in state solely for disaster response and recovery, in 2026. Effective 91st day following adjournment *sine die*.

#### ISSUES DISCUSSED:

- Converting manufactured home parks to resident ownership
- Tool to encourage sale to residents, housing authority or a non profit organization
- Exemption utilized across the state
- Model law comparison
- Related measures
- Concern about sunseting tax exemption for emergency workers

#### EFFECT OF AMENDMENT:

No amendment.

#### BACKGROUND:

This tax exemption was created in 2005 to assist with the preservation of affordable home park communities. It provides an incentive to sell manufactured home parks to residents and non profit entities that are less likely to close the park or institute substantial rent increases.

House Bill 2127 extends the sunset for the tax exemption on capital gains from the sale of a manufactured dwelling park to certain entities, from 2020 to 2026.