

Updated for the 2020 session. Update reflects any amendments adopted to date.

**FISCAL NOTE**  
**LEGISLATIVE FISCAL ANALYST ESTIMATE**

<b>ESTIMATE OF FISCAL IMPACT – STATE AGENCIES (See narrative for political subdivision estimates)</b>				
	<b>FY 2020-21</b>		<b>FY 2021-22</b>	
	<b>EXPENDITURES</b>	<b>REVENUE</b>	<b>EXPENDITURES</b>	<b>REVENUE</b>
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.**

LB85 directs that the cities of Lincoln and Omaha adopt rental housing inspection programs to enforce relevant provisions of local building or construction codes for all residential rental property within the corporate limits of the respective cities. Provisions of the bill would require:

- 1) all residential rental property within the respective cities (with specific exception) be registered with the city
- 2) all residential rental property within the respective cities be inspected at least once within a three-year period (with specific exceptions)
- 3) a supplemental system of inspections of residential rental property upon receipt of any complaints
- 4) a procedure for owners of residential rental property to appeal adverse decisions under a rental housing inspection program

The bill would authorize the affected municipalities to adopt:

- 1) a schedule of annual property registration fees
- 2) a schedule of fines for failure to comply with registration requirements
- 3) a schedule of inspection fees for any reinspection required
- 4) a provision allowing less frequent inspections of residential rental properties with a history of code compliance and responsiveness to prior code complaints

Fiscal impacts of LB85 as such would relate to the cities of Lincoln and Omaha ultimately would depend upon the nature and extent of revisions the respective municipalities may adopt relating to existing rental housing inspection programs to comply with provisions of the bill as well as revisions to schedules of related fees and fines that may be adopted to support the inspection programs under the directives and authority as provided in the bill.