

HOUSING AND REDEVELOPMENT AUTHORITY OF THE CITY OF SAINT PAUL, MINNESOTA

REPORT TO THE COMMISSIONERS

DATE: SEPTEMBER 24, 2025

**REGARDING: RESOLUTION APPROVING A 2026 MAXIMUM HRA PROPERTY
TAX LEVY**

Requested Board Action

Certify the maximum 2026 HRA Tax Levy.

Background

The HRA property tax levy provides revenue to the HRA to invest in affordable housing development, housing stability, and in business and job growth in Saint Paul.

State law caps the HRA levy at 0.0185% of the estimated market value of taxable property. The 2025 estimated value of taxable property in Saint Paul is used to calculate the 2026 HRA tax levy. The 2025 estimated market value of taxable property in Saint Paul is projected to be \$35.9 billion for the 2026 levy, a decrease of \$151,300 from the prior year. The proposed maximum 2026 HRA tax levy is \$6,636,875 which is 100% of the maximum allowed under State Law and \$28 less than the amount levied for the HRA in 2025.

To comply with the State of Minnesota's Truth-In-Taxation laws, on or before September 30, 2025, the HRA must certify to Ramsey County a maximum proposed property tax levy payable in 2026. The attached resolution, if approved, will certify a proposed maximum levy by that date. The final levy must be certified on or before five working days after December 20, 2025, and cannot be higher than this proposed maximum levy.

Future Action

Saint Paul City Council approval is also needed and is scheduled for the September 24, 2025, City Council meeting. The date reserved for the City Council and HRA Board to adopt the final 2026 HRA tax levy and budget is December 3, 2025.

Recommendation:

Approval of the proposed maximum HRA Tax Levy payable in 2026 to certify to Ramsey County by September 30, 2025.

Sponsored by: Chair Johnson

Staff: Rhonda Gillquist, 266-6631

Attachments

- HRA Property Tax Levy Rates 2021-2026 Proposed
- 2026 HRA Proposed Budget