



Community Development Memorandum

October 1, 2026

RE: Residential Builder Development Incentive

Community Development staff is proposing a resolution which allows for a two-year tax exemption of up to \$150,000 of the True and Full value of any new single-family, condominium, or townhouse construction completed, unoccupied, and builder-owned after the time of resolution adoption. A builder may only apply for this exemption on up to ten (10) properties for a given tax year. This resolution is in compliance with North Dakota Century Code 57-02-08(42).

This is a companion resolution to Resolution 36-2026, which authorized the City to allow for a two-year property tax exemption for up to \$150,000 of the True and Full value on residential properties that are resident-owned and occupied for the first time for up to two years.

Community Development staff recommends approval of this development incentive.

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