



ANDRÉ JACQUE

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TO: Members of the Senate Committee on Economic Development and Commerce
FROM: Representative André Jacque
DATE: May 20, 2015
RE: Assembly Bill 45

Chairman Gudex and Members of the Senate Committee on Economic Development and Commerce:

Thank you for the opportunity to testify before you today as the author of Assembly Bill 45, which would take the simple but important step of allowing eligible towns to participate in Multi-Jurisdictional TIF Districts.

2011 Wisconsin Act 77, which passed with overwhelming bi-partisan support, created the ability for municipalities to work together to create joint effort economic development corridors across municipal boundaries by establishing Multi-Jurisdictional Tax Increment Districts (MJ-TIDs). MJ-TIDs may not be formed without the authorization of all proposed participants within a contiguous area, and governance of the MJ-TID must be jointly established. While no such districts have yet been created, discussions are progressing in several areas of our state.

Since town TIDs were largely not allowed in state statute at the time MJ-TID enabling legislation was being developed, a bright line prohibition on town participation in MJ-TIDs was included in 2011 Act 77. I am pleased to have the Senate author of that legislation, State Senator Rob Cowles, as the Senate lead of this bill.

Now that towns with a population of at least 3,500 and an equalized value of at least \$500 million were subsequently authorized to create TIDs, several towns, including two in my district, have requested that legislators give them the ability to seek partnerships with neighboring municipalities that could result in a MJ-TID along their shared border. The Ledgeview Town Administrator who first requested this legislation testified at the Assembly hearing and has submitted written testimony.

Simply put, AB 45 will allow MJ-TIDs to include towns within their formation, for those towns that are now eligible to form a TID on their own. MJ-TIDs would still only occur when there is an agreement by all proposed participating cities, villages or towns that an MJTID should be formed, removing a barrier to intergovernmental cooperation and adding one more tool for regional collaboration for economic development.

AB 45 passed the Assembly Ways and Means Committee unanimously and the full assembly on a voice vote, and is supported by the Wisconsin Economic Development Association (WEDA), the Wisconsin Realtors Association and the Green Bay Area Chamber of Commerce.

Thank you again for your consideration, and I will be happy to answer any questions you may have about this legislation.



Set your sights high

May 20, 2015

Honorable Members of the Senate Committee on Economic Development & Commerce

RE: Assembly Bill 45 – Town Participation in Multi-Jurisdictional TIDS

Thank you for the opportunity to provide a letter in support of Assembly Bill 45 which would allow town governments to participate in multijurisdictional tax increment financing (MJ-TIF) districts.

The Town of Ledgeview is a growing community with a current population of 7337 and located in the Green Bay metropolitan area. Ledgeview is located in central Brown County, adjacent to the Village of Bellevue to the north and the City of De Pere to the west. Established in 1839, Ledgeview has grown to become one of the most progressive towns in Brown County.

In 2011, I became involved with several Brown County communities and some of the area state legislators in an effort through the Municipal Issues Committee of Advance (the economic development component of the Greater Green Bay Chamber), to assist with the language that eventually created Wisconsin Act 77. Act 77 authorized cities and villages to jointly create multijurisdictional tax increment districts MJ-TIDs. Under the Act, municipalities must enter into an intergovernmental cooperation agreement in order to create an MJ-TID. The agreement must specify a number of things, including the proposed membership of the joint review board; a binding dispute resolution process; a procedure to dissolve the MJ-TID before it would otherwise be required to terminate; a description of the responsibilities of each municipality and designation of a lead municipality for administrative purposes; and procedures for amendment of the project plan or boundaries of the MJ-TID.

In 2014, WI Act 193 became effective, and it extended TIF authority to certain populous towns, so long as they met certain requirements as population, equalized valuation and sewer service. Ledgeview is one of the 37 towns in Wisconsin that qualify for this new economic development opportunity, and the Town is nearly complete with pursuing the creation of its first TID.

There is a strong sense of collaboration and partnership within the municipalities of Brown County. With AB 45 becoming law, the partnerships and conversations that are already underway will grow stronger as the Town is authorized to enter into a MJ-TID agreement. Additionally, with AB 45 becoming law, it is yet another way that barriers to collaboration are eliminated and it provides further opportunities for our communities to grow and to prosper, not only locally but for the region as a whole.

Again, the Town of Ledgeview supports Assembly Bill 45 and asks the Senate Committee on Economic Development & Commerce to move this legislation forward. Thank you for considering my comments.

Kindest Regards,

Sarah K. Burdette, Clerk/Administrator
Town of Ledgeview



GREATER GREEN BAY
CHAMBER

March 31, 2015

Honorable members of the Assembly Committee on Ways and Means:

The Greater Green Bay Chamber is a diverse group of 1200 businesses, non-profit organizations and municipalities who work collaboratively on economic and workforce development issues for the improvement of our quality of life. Thank you for the opportunity to comment in support of Assembly Bill 45 which would allow town governments to participate in multijurisdictional tax increment financing (MJ-TIF) districts.

During the 2013-2015 legislative session, legislation was passed by voice vote in both the Senate and Assembly to give towns with a population of 5,000 or more and an equalized value of at least \$500 million the authority to create a tax increment financing (TIF) district under the laws that apply to cities and villages. Under current law, cities and villages may elect to collaborate in economic development projects through multijurisdictional TIF districts. However, the law does not allow for towns to participate in a MJ-TIF. Assembly Bill 45 would give towns that are allowed to create a TIF the authority to create a multijurisdictional TIF with another municipality.

Within Brown County we have a strong sense of collaboration and partnership. Our municipalities were champions of the original MJ-TIF legislation in 2013. While our municipalities have not yet used this tool, they continue to have conversations about how they can best use it in a reasonable and deliberate way. When AB 45 becomes law, those partnership conversations will grow stronger as the Town of Ledgeview and other towns are authorized to enter into a MJ-TIF.

Again, the Greater Green Bay Chamber supports Assembly Bill 45 and asks the Assembly Committee on Ways and Means to move this legislation forward.

Thank you for your time.

Sincerely,

Jayne Sellen
Government Affairs Director