



# DIRT ALERT

May 12, 2014

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## **103rd Nebraska Legislature, Second Session: Real Estate, Renewable Energy and Municipal Law Update – Final Summary**

The second session of the 103rd Nebraska Legislature adjourned *sine die* on April 17, 2014. From this 60-day session, 185 legislative bills became law. Here is a final summary of the bills we tracked this session related to real property, renewable energy, and municipal law.

Copies of the bills and information regarding status of the bills can be found on the Nebraska Legislature's website at <http://www.nebraskalegislature.gov/bills/>.

Because 2014 was the second year of the legislative biennium, bills that failed to advance are "indefinitely postponed" and must start over in the legislative process if a sponsor desires to pursue them further.

Please do not hesitate to contact us if you have questions about any of these bills. Thank you.

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Bill	Summary	Introducer	Committee	Final Status
<b>Approved by the Governor</b>				
<a href="#">LB 150</a>	Change provisions relating to retail sale of natural gas by metropolitan utilities districts to exempt sales and purchases of energy or fuel used in the compression of natural gas	Nordquist	Revenue	Provisions/portions amended into LB867 by AM2261, approved by the Governor on 4/02/14; AM1711 adopted
<a href="#">LB 191</a>	Adopt the Nebraska Job Creation and Mainstreet Revitalization Act	Nordquist	Revenue	Approved by Governor on 4/16/14 with portions/provisions of BL885 amended in by AM2602; AM707, AM1918, AM2569, AM2602, and ER138 adopted; Senator Johnson Priority Bill
<a href="#">LB 373</a>	Change and eliminate provisions of Nebraska Prompt Pay Act	Mello	Business & Labor	Provisions/portions amended into LB961 by AM2895, approved by the Governor on 4/16/14; ER219, AM1550 adopted; Speaker Adams Priority Bill
<a href="#">LB 402</a>	Change provisions relating to power purchase agreements	Mello	Natural Resources	Approved by Governor on 4/02/14; ER92, AM684, AM740, and AM1237 adopted; Senator Davis Priority Bill
<a href="#">LB 668</a>	Provide extinguishment of a lien or security interest by sale of goods subject to lien	Hadley	Banking, Commerce and Insurance	Provisions/portions amended into LB700 by AM2720, approved by the Governor on 4/22/14
<a href="#">LB 679</a>	Change notice requirements related to zoning, redevelopment projects and neighborhood associations	Mello	Urban Affairs	Approved by Governor on 4/10/14; ER194 adopted
<a href="#">LB 681</a>	Change provisions relating to land banks and application for a tax deed on properties with delinquent property taxes	Mello	Revenue	Provisions/portions amended into LB851 by AM2561, approved by the Governor on 4/9/14
<a href="#">LB 683</a>	Update reference to federal rules and regulations relating to storm water management	Scheer	Natural Resources	Approved by Governor on 4/10/14
<a href="#">LB 686</a>	Amend certification date relating to nonirrigated acres under the Nebraska Ground Water Management and Protection Act	Christensen	Natural Resources	Provisions/portions amended into LB1098 by AM2580, approved by the Governor on 4/16/14
<a href="#">LB 687</a>	Change application procedures for real estate licenses	Christensen	Banking, Commerce and Insurance	Approved by Governor on 4/10/14
<a href="#">LB 693</a>	Change affidavit requirements for successors to real estate property on small estates	Seiler	Judiciary	Approved by Governor on 4/10/14; AM1782 adopted

<b>Bill</b>	<b>Summary</b>	<b>Introducer</b>	<b>Committee</b>	<b>Final Status</b>
<a href="#">LB 697</a>	Require publication of a list of tax delinquent properties	Larson	Revenue	Approved by Governor on 4/10/14
<a href="#">LB 702</a>	Change procedures for organization of cities of second class and villages	Johnson	Urban Affairs	Approved by Governor on 4/10/14; AM1738 and ER203 adopted
<a href="#">LB 710</a>	Require a public hearing before voting on a ground water augmentation project	Christensen	Natural Resources	Provisions/portions amended into LB1098 by AM2580, approved by the Governor on 4/16/14
<a href="#">LB 717</a>	Change provisions of the Real Property Appraiser Act relating to professional qualifications	Gloor	Banking, Commerce and Insurance	Approved by Governor on 4/09/14; AM2135 and ER191 adopted; Speaker Adams Priority Bill
<a href="#">LB 720</a>	Change provisions relating to complaints about rules and regulations of a political subdivision	Crawford	Executive Board	Provisions/portions amended into LB719 by AM2066, approved by the Governor on 4/15/14
<a href="#">LB 723</a>	Subdivide the classification of irrigated cropland for property tax valuation and sales	Christensen	Revenue	Provisions/portions amended into LB1098 by AM2657, approved by the Governor on 4/16/14
<a href="#">LB 749</a>	Adopt the Nebraska Model Business Corporation Act	Harr	Banking, Commerce and Insurance	Approved by Governor on 3/28/14; ER135 adopted; Banking, Commerce and Insurance Priority Bill
<a href="#">LB 750</a>	Change provisions and procedures relating to lien perfection and termination	Harr	Banking, Commerce and Insurance	Approved by Governor on 4/10/14; AM1859 adopted
<a href="#">LB 751</a>	Enact the Nebraska Benefit Corporation Act	Conrad	Banking, Commerce and Insurance	Approved by Governor on 4/2/14; ER176 adopted; Speaker Adams Priority Bill
<a href="#">LB 757</a>	Create a mailbox location exception and eliminate an obsolete road-numbering system	Smith	Transportation and Telecommunications	Approved by Governor on 4/10/14
<a href="#">LB 780</a>	Change provisions relating to transfer on death deeds	Wightman	Judiciary	Approved by Governor on 4/10/14
<a href="#">LB 798</a>	Allow certain power districts to use a fiscal year rather than a calendar year	Christensen	Natural Resources	Approved by Governor on 4/10/14
<a href="#">LB 803</a>	Change mayoral veto powers and procedures for first and second class cities	Urban Affairs Committee	Urban Affairs	Approved by Governor on 4/10/14; ER197 adopted
<a href="#">LB 810</a>	Provide that only state and federal law govern the enforcement and servicing of real estate loans	Watermeier	Banking, Commerce and Insurance	Provisions/portions amended into LB788 by AM2924, approved by the Governor on 4/22/14; AM1865 and AM2557 adopted; Speaker Adams Priority Bill
<a href="#">LB 819</a>	Change provisions relating to future advance on mortgages or trust deeds	Wightman	Banking, Commerce and Insurance	Provisions/portions amended into LB788 by AM2932, approved by the Governor on 4/22/14

<b>Bill</b>	<b>Summary</b>	<b>Introducer</b>	<b>Committee</b>	<b>Final Status</b>
<a href="#">LB 833</a>	Change election and employment provisions for county surveyors	Dubas	Government, Military and Veterans Affairs	Provisions/portions amended into LB946 by AM2047; Approved by the Governor on 4/2/14
<a href="#">LB 867</a>	Change provisions relating to review of sales and use tax information by municipalities	Hadley	Revenue	Approved by Governor 4/2/14 with portions/provisions of LB1043, LB829, LB809, LB783, LB159 and LB150 amended in by AM2011, AM1954, AM2011, and AM 2262; ER155, AM2190, AM2223, and AM2449 adopted; Senator Hadley Priority Bill
<a href="#">LB 885</a>	Require merger of certain vacant lots and compel use of the income approach to value certain real property for tax purposes	Harr	Revenue	Provisions/portions amended into LB191 by AM2602, approved by the Governor on 4/16/14
<a href="#">LB 937</a>	Change quorum requirements for county supervisors	Karpisek	Government, Military and Veterans Affairs	Approved by Governor on 4/10/14
<a href="#">LB 946</a>	Change provisions relating to county board, election commissioners, certain special elections, and officials' salaries	Murante	Government, Military and Veterans Affairs	Approved by Governor on 4/2/14 with portions/provisions of LB1084, LB833, LB743, LB726, LB219 and LB167; AM2047, AM2120, AM2121, AM2204, AM2448, AM2548, and ER179 adopted; Senator Murante Priority Bill
<a href="#">LB 964</a>	Provide a homestead exemption for individuals who are not married	Brasch	Judiciary	Approved by Governor on 4/10/14; AM2636 adopted
<a href="#">LB 1008</a>	Update duties of the Climate Assessment Response Committee	Haar	Agriculture	Approved by Governor on 4/10/14
<a href="#">LB 1014</a>	Change provisions for election of metropolitan utilities district board of directors	Murante	Urban Affairs	Approved by Governor on 3/28/14; Urban Affairs Priority Bill
<a href="#">LB 1043</a>	Exempt certain deeds from the documentary stamp tax	Nelson	Revenue	Provisions/portions amended into LB867 by AM2223, approved by the Governor on 4/10/14
<a href="#">LB 1044</a>	Provide procedures for abandoned mobile homes	Schilz	Judiciary	Approved by Governor on 4/10/14; ER205, AM2191, and AM2417 adopted
<a href="#">LB 1067</a>	Extend the sunset dates under certain tax incentive	Hadley	Revenue	Approved by Governor on 4/9/14 with portions/provisions of LB475 amended in; ER186, AM2457, AM2540, AM2546, and ER186 adopted; Senator Garrett Priority Bill

<b>Bill</b>	<b>Summary</b>	<b>Introducer</b>	<b>Committee</b>	<b>Final Status</b>
<a href="#">LB 1098</a>	Change membership and powers and duties of the Nebraska Natural Resources Commission	Carlson	Natural Resources	Approved by Governor on 4/16/14 with portions/provisions of LB1074, LB723, LB710, LB686 and LB391 amended in; AM2580, AM2594, AM2657, AM2693, AM2783, and ER235 adopted; Senator Carlson Priority Bill
<a href="#">LB 1115</a>	Appropriate funds to the Nebraska Power Review Board for a study and state public policy	Davis	Natural Resources	Approved by Governor on 4/16/14; ER184 and AM1999 adopted; Speaker Adams Priority Bill
<a href="#">LR 482</a>	Urge EPA, in developing guidelines for regulating carbon dioxide emissions from existing power plants, to respect the primacy of states and to rely on state regulators to develop performance standards	Carlson	Natural Resources	President/Speaker signed 4/17/14
<b>Failed to Advance</b>				
<a href="#">LB 13</a>	Require radon resistant construction and radon mitigation statements for residential real property	Krist	Human Services	Indefinitely postponed
<a href="#">LB 348</a>	Change assessment of rent-restricted housing projects	Harr	Revenue	Indefinitely postponed
<a href="#">LB 746</a>	Change election provisions to authorize provisional ballots and require identification for certain voters	Avery	Government, Military and Veterans Affairs	Indefinitely postponed
<a href="#">LB 791</a>	Authorize cities of the first and second class and villages to borrow from state-chartered or federally chartered financial institutions	McGill	Urban Affairs	Indefinitely postponed
<a href="#">LB 801</a>	Provide notice and hearing procedures relating to nuisances	Urban Affairs Committee	Urban Affairs Committee	Indefinitely postponed
<a href="#">LB 817</a>	Modify member provisions for public power district boards	Haar	Government, Military and Veterans Affairs	Indefinitely postponed
<a href="#">LB 845</a>	Provide for regulation of meteorological evaluation towers	Schilz	Government, Military and Veterans Affairs	Indefinitely postponed
<a href="#">LB 896</a>	Change provisions related to the Erosion and Sediment Control Act	Carlson	Natural Resources	Indefinitely postponed

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<a href="#">LB 915</a>	Require a person to designate a representative to accept notices for violations of mortgaged property or ordinances	Crawford	Urban Affairs	Indefinitely postponed
<a href="#">LB 965</a>	Change public policy provisions and findings required by the Nebraska Power Review Board relating to the provision of electric service	Haar	Natural Resources	Indefinitely postponed
<a href="#">LB 980</a>	Change provisions relating to termination of a township board	Johnson	Government, Military and Veterans Affairs	Indefinitely postponed
<a href="#">LB 996</a>	Define state agency and require response to legislative requests for information	McGill	Executive Board	Indefinitely postponed
<a href="#">LR 29CA</a>	Constitutional amendment to change provisions relating to redevelopment projects	Adams	Urban Affairs	Indefinitely postponed