



2026 Interim Study Items and Reports

DRAFT Study Items for Consideration (approved by LMC) | May 20, 2026

Political Subdivisions Interim Committee

Rep. Dunnigan and Sen. Ipson

Item	Description	Notes
Tax Increment Financing	<p>H.B. 507, State Coordination of Regional and Local Economic Development Projects Amendments (2026 General Session) requires the Political Subdivisions Interim Committee to convene a working group to study tax increment financing issues.</p> <p>The committee would study caps on the maximum percentage of tax increment or the maximum amount of revenue to be generated through tax increment.</p> <p>The committee will also study how to measure the return on investment and incentive programs, specifically, how much property tax revenue is being deferred. This study item would look at whether tax increment financing programs are effective or having a negative impact on property taxes for residents.</p>	
Local Officials	<p>Study the roles, duties, and responsibilities of local officials including the:</p> <ul style="list-style-type: none"> • Appointment of unelected individuals to special district boards; • Duties of county managers who are not elected official, but appointed by the county; and • Role of the clerk/auditor vs duties of the budget officer. 	



<p>Planning for Future Growth</p>	<p>Study how to better plan for future growth. Current planning is generally reactionary – roads, schools, and utilities often aren't planned and go in after homes begin construction. This increases the costs of homes and negatively impacts existing residents. Counties with significant projected growth should reserve infrastructure lanes and plan for incorporation.</p>	
<p>Incorporation</p>	<p>Study the incorporation process of traditional municipalities and preliminary municipalities, generally. The committee would address any issues with the statutory process for both.</p>	
<p>Annexation</p>	<p>Study and consider modifying the annexation process in statute. The committee would look specifically at land that gets annexed and then gets "downzoned".</p>	
<p>Impact Fees on Small Homes</p>	<p>Study whether small homes should be charged a lower impact fee than large homes. Currently, the impact fees are almost always flat, resulting in higher relative costs for smaller homes.</p>	
<p>PTIF report along with Auditor report</p>	<p>HB 475, 2025 Utah Code Section 67-3-1 requires the state auditor to report annually by January 31 for each entity that holds public funds: cash balance, cash equivalents, and investments. In coordination with the annual PTIF report (see reports below) the committee will hear from the State Auditor and the State Treasurer about the cash balances of political subdivisions, how the funds are invested, and how the funds are being used.</p>	





Annual Reports	
Community Reinvestment Agency Reporting	The Governor’s Office of Economic Development is required to submit a report by September 1 each year to the Political Subdivisions Interim Committee that identifies the community reinvestment agencies that have complied with, and any agencies that failed to comply with, the reporting requirements of 17C-1-603.
County Recorders Standards Board	63C-30-202 requires the County Recorders Standards Board to report annually by October 1 to the Political Subdivisions and the Business and Labor Interim Committees regarding the operations and activities of the board and any recommendations for legislative changes.
State Housing Plan	63J-4-402 requires GOED to provide an annual report by October 1 on the development and implementation of the state housing plan.
Report on the Public Treasurer’s Investment Fund	51-7-5 requires the state treasurer to report annually to the Political Subdivisions Interim Committee by October 31 the current balance of the Public Treasurer’s Investment Fund as of June 30 for each entity that has transferred money to the fund.
State Housing Infrastructure Partnership Board	63N-3-1804 requires the State Housing Infrastructure Partnership Board to report by September 1 of each year. The report shall include information regarding the activities of the board, the number and types of infrastructure loans made, a list of qualifying political subdivisions that received an infrastructure loan, the number of constructed housing units that each infrastructure loan facilitated, and any recommendations for changes to statute.
Major Sporting Event Venue Zone	63N-3-1708 requires GOED to provide an annual written report by October 1 after the creation of a major sporting event venue zone that summarizes the activities of all major sporting event venue zones. This report is only due after a major sporting even venue zone is created.
Division of Housing and Community Development Report	63N-24-102 requires the Division of Housing and Community Development, with GOED, to provide an annual report by November 1. The report will analyze the housing data that the division collects from all political subdivisions.



Emergency Services	53-2a-104 requires the Division of Emergency Management to provide a report to the Political Subdivisions and Law Enforcement Interim Committees by October 31, annually, regarding the status of the emergency alert system.
Transient Room Tax Revenues and Expenditures	17-78-704 requires the state auditor and the Office of the Legislative Fiscal Analyst to analyze county reports on transient room tax revenues and expenditures, search and rescue efforts and the associated costs, any money recovered from individuals for search and rescue efforts and an analysis of the number of in-state vs out-of-state visitors who required search and rescue efforts. The auditor and fiscal analyst are required to provide a summary of their analysis to the Political Subdivisions and the Revenue and Taxation Interim Committees by December 1, annually.