

**SENATE  
STATE OF MINNESOTA  
NINETY-THIRD SESSION**

**S.F. No. 2483**

(SENATE AUTHORS: MOHAMED and Dziezic)

DATE  
03/02/2023

D-PG  
1284

Introduction and first reading  
Referred to Housing and Homelessness Prevention  
See HF2335

OFFICIAL STATUS

1.1 A bill for an act  
1.2 relating to housing; establishing a high-rise sprinkler system grant program;  
1.3 requiring certain cities to report buildings that do not have a sprinkler system;  
1.4 requiring a report; appropriating money.

1.5 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF MINNESOTA:

1.6 Section 1. **HIGH-RISE SPRINKLER SYSTEM GRANT PROGRAM.**

1.7 Subdivision 1. **Definitions.** (a) The definitions in this subdivision apply to this section.

1.8 (b) "Eligible building" means an existing residential building in which:

1.9 (1) at least one story used for human occupancy is 75 feet or more above the lowest  
1.10 level of fire department vehicle access; and

1.11 (2) at least two-thirds of its units are rented to an individual or family with an annual  
1.12 income of up to 50 percent of the area median income as determined by the United States  
1.13 Department of Housing and Urban Development, adjusted for family size, that is paying  
1.14 no more than 30 percent of annual income on rent.

1.15 (c) "Sprinkler system" means the same as the term "fire protection system" as defined  
1.16 in Minnesota Statutes, section 299M.01.

1.17 Subd. 2. **Grant program.** The commissioner of the Housing Finance Agency must make  
1.18 grants to owners of eligible buildings for installation of sprinkler systems. Priority shall be  
1.19 given to nonprofit applicants. The maximum grant per eligible building shall be \$2,000,000.  
1.20 Each grant to a nonprofit organization shall require a 25 percent match. Each grant to a  
1.21 for-profit organization shall require a 50 percent match.

2.1 Subd. 3. **Appropriation.** \$10,000,000 in fiscal year 2024 is appropriated from the general  
2.2 fund to the commissioner of the Housing Finance Agency for the grant program in  
2.3 subdivision 2. The appropriation is available until expended. Of this amount, up to \$4,000,000  
2.4 must be for a grant to CommonBond Communities for installation of sprinkler systems at  
2.5 two buildings known as Seward Tower West located at 2515 South 9th Street in Minneapolis  
2.6 and Seward Tower East located at 2910 East Franklin Avenue in Minneapolis.

2.7 Subd. 4. **Expiration.** This section expires June 30, 2026.

2.8 Sec. 2. **REQUIRING CITIES TO REPORT BUILDINGS THAT DO NOT HAVE**  
2.9 **SPRINKLER SYSTEMS.**

2.10 (a) A city of the first or second class shall provide to the state fire marshal a list by June  
2.11 20, 2024, and an updated list by June 30, 2027, and June 30, 2032, of each residential  
2.12 building in the city that:

2.13 (1) has at least one story used for human occupancy that is 75 feet or more above the  
2.14 lowest level of fire department vehicle access;

2.15 (2) was not subject to a requirement to include a sprinkler system at the time the building  
2.16 was constructed; and

2.17 (3) has not been retrofitted with a sprinkler system.

2.18 (b) The state fire marshal shall submit the lists within 60 days of the due dates under  
2.19 paragraph (a) to the chairs and ranking minority members of the legislative committees with  
2.20 jurisdiction over the State Building Code and the State Fire Code.