

2025 South Dakota Legislature

House Bill 1119**AMENDMENT 1119A
FOR THE INTRODUCED BILL**

1 **An Act to limit annual valuation increases on owner-occupied single-family**
2 **dwellings and nonagricultural property.**

3 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF SOUTH DAKOTA:

4 **Section 1. That chapter 10-6 be amended with a NEW SECTION:**

5 For purposes of the annual assessment required by § 10-6-105, the assessed value
6 of an owner-occupied single-family dwelling or nonagricultural property may not increase
7 more than three percent annually from the assessed value of the property in the prior
8 year, unless otherwise provided in this section.

9 ~~When a change in ownership of an owner-occupied single-family dwelling or~~
10 ~~nonagricultural property occurs without the property being sold between a willing seller~~
11 ~~and a willing buyer in an arms-length transaction, the assessed value of the property for~~
12 ~~that assessment year may increase more than three percent over the assessed value of~~
13 ~~the property in the prior year, and the assessed value of the property must equal the fair~~
14 ~~market value of the property as determined with appropriate consideration of the cost~~
15 ~~approach, the market approach, and the income approach.~~

16 ~~When an owner-occupied single-family dwelling or nonagricultural property is sold~~
17 ~~between a willing seller and a willing buyer in an arms-length transaction, the property's~~
18 ~~assessed value in that year must equal the sales price of the property.~~

19 The assessed value of any owner-occupied single-family dwelling and
20 nonagricultural property may be ~~further~~ increased if there is a change in the use or
21 classification of the property or to account for any addition or expansion to the property.

22 **Section 2. That § 10-6-105 be AMENDED:**

23 **10-6-105.** All real property subject to taxation ~~shall~~ must be listed and assessed
24 annually, but the value of ~~such~~ the property is to be determined according to its value on
25 the first day of November preceding the assessment, while the value of any owner-

- 1 occupied single-family dwelling and nonagricultural property is subject to the value
- 2 limitations provided in section 1 of this Act.

AMENDED