



## 2026 South Dakota Legislature

# House Bill 1253

Introduced by: **Representative** Odenbach

1 **An Act to adjust the assessment methodology for owner-occupied single-family**  
 2 **dwelling and nonagricultural property by considering previous years'**  
 3 **assessed values.**

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

5 **Section 1. That § 10-6-101 be AMENDED:**

6 **10-6-101.** Terms used in this chapter mean:

7 (1) "Assessment sample period," the most recent eight assessment years, including  
 8 the current assessment year;

9 (2) "Department," the Department of Revenue;

10 ~~(2)~~(3) "Director," a county's director of equalization;

11 (4) "Olympic average", the arithmetic average of a set of values after removing the  
 12 single highest and single lowest values from the set and averaging the remaining  
 13 values; and

14 ~~(3)~~(5) "Tract," "lot," "piece," or "parcel," any contiguous quantity of land that is possessed  
 15 by, owned by, or recorded in the name of the same person.

16 **Section 2. That a NEW SECTION be added to chapter 10-6:**

17 After annually determining the fair market value of all property pursuant to § 10-  
 18 6-105, the director shall adjust the assessed value of each owner-occupied single-family  
 19 dwelling and nonagricultural property to equal the intertemporal average value of the  
 20 property.

21 For purposes of this section, if during the assessment sample period the property  
 22 had no change in its use or classification, or no addition, "intertemporal average value"  
 23 means the olympic average of the fair market value of the property, as determined  
 24 pursuant to § 10-6-105, during the assessment sample period.

1           For purposes of this section, if during the assessment sample period the property  
2           had a change in its use or classification, or had an addition, "intertemporal average value"  
3           means the olympic average of the fair market value of the property, as determined  
4           pursuant to § 10-6-105, during all the assessment years, including the current  
5           assessment year, since the change in the use or classification of the property, or since the  
6           addition to the property.

7           The adjustment in the taxable value of owner-occupied single-family dwellings and  
8           nonagricultural property under this section may not result in an increase in taxes imposed  
9           on agricultural property by any taxing district.