

(c) This subdivision shall not apply to any municipality until authorized by the voters of the municipality voting on the question at a special election called for such purpose or at the general election in the municipality, the election to be conducted in accordance with the applicable provisions of the Minnesota election law. Provided, however, that municipal voter approval shall not be required in the case of major airports operated by public corporations organized and existing under sections 473.601 to 473.679, which are operated by such public corporations as terminals for regular, scheduled air passenger service where the lands or any part thereof constituting the same have been detached from cities under and pursuant to sections 473.625 to 473.631, nor in the case of common carriers licensed under the provisions of sections 340.11, subdivision 3, and 340.12 and any license to sell intoxicating liquors on Sunday issued to a common carrier by the commissioner of public safety shall, in addition to all other license fees, require the payment to the commissioner of public safety of a fee of \$50 per annum plus a fee of \$5 for each duplicate of said license required to be posted in each place where intoxicating liquor is sold by said common carrier.

Approved June 1, 1981

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**CHAPTER 369 — H.F.No. 386**

*An act relating to the city of St. Paul; authorizing issuance of general obligation bonds for capital improvements; fixing amounts; amending Laws 1971, Chapter 773, Section 1, as amended; and Laws 1978, Chapter 788, Section 5.*

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

Section 1. Laws 1971, Chapter 773, Section 1, as amended by Laws 1974, Chapter 351, Section 5, Subdivision 1, Laws 1976, Chapter 234, Section 1, and Laws 1978, Chapter 788, Section 1, is amended to read:

Section 1. **ST. PAUL, CITY OF; CAPITAL IMPROVEMENT PROGRAM.**

Subdivision 1. Notwithstanding any provision of the charter of the city of St. Paul, the council of said city shall have power by a resolution adopted by five affirmative votes of all its members to authorize the issuance and sale of general obligation bonds of the city in an amount of \$6,500,000 for each calendar year for a four year period commencing with the year 1976, and aggregate annual amounts not to exceed the limits prescribed in subdivision 2 of this section, for a five year period commencing in 1980, for the payment of which the full faith and credit of the city is irrevocably pledged.

Changes or additions are indicated by underline, deletions by ~~strikeout~~.

Subd. 2. For the year 1980 the city of St. Paul is authorized to issue bonds in the aggregate principal amount of \$6,500,000 and for each of the years 1981 and 1982 the city of St. Paul is authorized to issue bonds in the aggregate principal amount of \$8,000,000 for each year; or for the year 1981 and subsequent years the city of St. Paul may issue bonds in an amount equal to one-fourth of one percent of the assessors ~~limited~~ estimated market value of taxable property in St. Paul as ~~finally equalized~~, whichever is greater, provided further that no more than \$8,000,000 of bonds is authorized to be issued in any such year, unless St. Paul's local general obligation debt as defined in this section is less than six percent of such market value calculated as of December 31 of the preceding year; but at no time shall the aggregate principal amount of bonds authorized exceed \$8,500,000 in 1982, \$9,000,000 in 1983 and \$9,500,000 in 1984.

Subd. 3. For purposes of this section, St. Paul's general obligation debt shall consist of the principal amount of all outstanding bonds of (1) the city of St. Paul, the housing and redevelopment authority of St. Paul, the civic center authority of St. Paul, and the port authority of St. Paul, for which the full faith and credit of the city or any of the foregoing authorities has been pledged; (2) Independent School District 625, for which the full faith and credit of the district has been pledged; and (3) the county of Ramsey, for which the full faith and credit of the county has been pledged, reduced by an amount equal to the principal amount of such outstanding bonds multiplied by a figure, the numerator of which is equal to the assessed value of property within the county outside of the city of St. Paul and the denominator of which is equal to the assessed value of the county.

There shall be deducted before making the foregoing computations the outstanding principal amount of all refunded bonds ~~and~~, all tax or aid anticipation certificates of indebtedness of the city, the authorities, the school district and the county for which the full faith and credit of the bodies has been pledged and all tax increment financed bonds which have not used, for the prior three consecutive years, general tax levies or capitalized interest to support annual principal and interest payments.

Sec. 2. Laws 1978, Chapter 788, Section 5, is amended to read:

Sec. 5. Within the boundaries of any tax increment district established in the city of St. Paul proceeds from the sale of capital improvement bonds may be expended solely for transportation purposes.

Capital improvement bonds authorized shall not be used to finance either temporarily or permanently any part of the cost of acquisition, relocation, demolition, administration, and development of any property for purpose of directly developing the city's property tax base. Bond money authorized shall not be used to subsidize or underwrite the development or redevelopment of private property, nor shall they be used to provide loans or grants for the

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development or rehabilitation of homes, businesses, private foundations, or public charities.

**Sec. 3. EFFECTIVE DATE.**

This act is effective the day after compliance with Minnesota Statutes, Section 645.021, Subdivision 3, by the governing body of the city of St. Paul.

Approved June 4, 1981

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**CHAPTER 370 — H.F.No. 732**

*An act relating to agriculture; providing for continuation of certain farm tenancies on termination of life estates; proposing new law coded in Minnesota Statutes, Chapter 500.*

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

**Section 1. [500.25] RIGHTS OF FARM TENANTS ON TERMINATION OF LIFE ESTATES.**

Subdivision 1. DEFINITION. For the purposes of this section, "farm tenancy" is a tenancy involving 40 or more acres of tillable land or crop land rented for agricultural purposes.

Subd. 2. CONTINUATION OF TENANCY. Upon the death of a life tenant between March 2 and the following October 31, a farm tenancy granted by the life tenant shall continue until the earlier of the following March 1, the completion of harvest, or the expiration of the lease by its terms. If a life tenant dies between November 1 and the following March 1, the farm tenancy shall continue for the following crop year and shall terminate on the earlier of the March 1 following that crop year, the completion of harvest, or the expiration of the lease by its terms. However, if the lease is binding upon the remainderman by specific commitment of the remainderman, the lease shall terminate as provided by that commitment.

Subd. 3. RENTAL VALUE. A remainderman who is required by subdivision 2 to continue a tenancy shall be entitled to a rental amount equal to the prevailing fair market rental amount in the area. If the parties cannot agree on a rental amount, either party may petition the district court for a declaratory judgment setting the rental amount. The costs of the action shall be apportioned between the parties by the court.

**Sec. 2. EFFECTIVE DATE.**

This act is effective for leases entered into after November 1, 1982.

Approved June 4, 1981

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