

Fiscal Estimate Narratives

DOA 3/20/2018

LRB Number	17-4991/1	Introduction Number	SB-639	Estimate Type	Original
Description the authority of political subdivisions to regulate rental properties and historic properties and of municipalities to inspect dwellings, public utility service to rental dwelling units, landlord and tenant regulations, fees imposed by a political subdivision, certain levy limit reductions, certain procedural changes in eviction actions, information available on the consolidated court automated Internet site, discrimination in housing against individuals who keep certain animals, falsely claiming an animal to be a service animal, municipal administrative procedure, enforcement of the rental unit energy efficiency program, and providing penalties					

Assumptions Used in Arriving at Fiscal Estimate

2017 SB 639 makes numerous changes to existing law regarding: tenant and landlord regulation; the ability of municipalities to inspect rental properties and the fees assessed for these inspections; notification and other processes associated with the collection of utility overages; housing law as applied to individuals who keep an assistance animal; the reduction of levy limits by revenue from fees/services received for certain services covered by levy revenue; the extension of the period for which the Wisconsin Supreme Court System must maintain eviction records; orders issued under the rental unit energy efficiency program, eliminated by 2017 WI Act 59.

The Department estimates that there would be no fiscal impact on the Department resulting from 2017 SB 639.

Several of the provisions impact local units of government. These provisions include that the reduction of levy limits by revenue from fees/services receive for certain services would not now include garbage collection services in a municipality that owned and operated a landfill on January 1, 2013; that inspections of dwellings for aesthetic considerations would be prohibited; that notification of individuals against whom fees for inspections related to property maintenance standards would be required; that record keeping related to rental unit inspections by municipalities and the fees assessed for such inspections must not exceed the actual and direct cost of performing the inspections, etc. The Department does not have the data necessary to estimate the impact of these provisions on municipalities.

Long-Range Fiscal Implications