

COMMITTEE ON LEGISLATIVE RESEARCH  
OVERSIGHT DIVISION

**FISCAL NOTE**

L.R. No.: 3630-01  
Bill No.: HB 1058  
Subject: Housing; Landlords and Tenants; Utilities  
Type: Original  
Date: February 9, 2004

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**FISCAL SUMMARY**

<b>ESTIMATED NET EFFECT ON GENERAL REVENUE FUND</b>			
<b>FUND AFFECTED</b>	<b>FY 2005</b>	<b>FY 2006</b>	<b>FY 2007</b>
<b>Total Estimated Net Effect on General Revenue Fund</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

<b>ESTIMATED NET EFFECT ON OTHER STATE FUNDS</b>			
<b>FUND AFFECTED</b>	<b>FY 2005</b>	<b>FY 2006</b>	<b>FY 2007</b>
<b>Total Estimated Net Effect on <u>All</u> State Funds</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

Numbers within parentheses: ( ) indicate costs or losses.  
This fiscal note contains 4 pages.

ESTIMATED NET EFFECT ON FEDERAL FUNDS			
FUND AFFECTED	FY 2005	FY 2006	FY 2007
<b>Total Estimated Net Effect on <u>All</u> Federal Funds</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

ESTIMATED NET EFFECT ON LOCAL FUNDS			
FUND AFFECTED	FY 2005	FY 2006	FY 2007
<b>Local Government</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>

## FISCAL ANALYSIS

### ASSUMPTION

Officials from the **Office of State Courts Administrator** assume this proposal would not fiscally impact their agency.

Officials from the **City of Kansas City** assume \$15,000,000 each fiscal year in water and sewer revenues are at risk based on estimates of tenant occupied residencies served by the Kansas City Water Services Department.

**Oversight** sent a request for fiscal note to cities in Missouri. Only the City of Kansas City responded.

Officials from the **Little Blue Sewer District** and the **St. Louis Metropolitan Sewer District** did not respond.

**Oversight** assumes this proposal would have a minimal impact on water and sewer districts.

<u>FISCAL IMPACT - State Government</u>	FY 2005 (10 Mo.)	FY 2006	FY 2007
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CAM:LR:OD (12/02)

	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>
<u>FISCAL IMPACT - Local Government</u>	FY 2005 (10 Mo.)	FY 2006	FY 2007
	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>

FISCAL IMPACT - Small Business

No direct fiscal impact to small businesses would be expected as a result of this proposal.

DESCRIPTION

Under current law, water and sewerage services are deemed to be provided to both the occupant and the owner of the premises receiving the services. The entity providing the services may sue either the occupant, the owner, or both; and the owner of the premises receives notice of termination of water and sewerage services only upon written request for notice. This proposal makes it solely the occupant's responsibility to pay for water and sewerage services, allows the providing entity to sue only the occupant for nonpayment, and requires that notice be sent to both the occupant and the owner of the premises receiving the services.

The proposal also provides that in rent and possession actions pursuant to Chapter 535, RSMo, the strict notice requirements for termination of month-to-month tenancies in Section 441.060 are not applicable; and cases will be heard by a court without a jury.

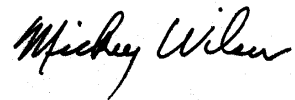
This legislation is not federally mandated, would not duplicate any other program and would not require additional capital improvements or rental space.

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SOURCES OF INFORMATION

Office of State Courts Administrator  
City of Kansas City

**NOT RESPONDING: Little Blue Sewer District, St. Louis Metropolitan Sewer District,  
and various Missouri cities**

A handwritten signature in black ink that reads "Mickey Wilson". The signature is written in a cursive, flowing style.

Mickey Wilson, CPA  
Director  
February 9, 2004