

**DRAFTER'S NOTE**  
**FROM THE**  
**LEGISLATIVE REFERENCE BUREAU**

LRBa1864/1dn  
MES:kjf:jf

December 5, 2003

Representative Berceau:

The definition in the instructions you provided stated that “affordable housing cost” for rental or cooperative housing should include “a reasonable amount for heating.” This phrase seemed to be a little too vague of a standard so, in the definition I created, I specified “30 percent, or 35 percent if heat is not included, of the annual gross household income of a low-income or very low-income household.” This definition is based on the homestead tax credit definition of “rent constituting property taxes accrued” in s. 71.52 (8). Is this OK?

Also, your instructions did not include a definition of “gross household income,” and the term is not defined in the statutes or in the Internal Revenue Code. Again, the homestead tax credit has definitions of “household,” “household income,” and “income” (see ss. 71.52 (4), (5), and (6)). Do you want to create a definition of gross income based on these definitions, or did you have something else in mind? Another option would be to allow the Department of Revenue to define the term by rule. Do you know whether the term “gross household income” is defined under federal law by the U.S. Department of Housing and Urban Development as part of its calculation of “low income” and “very low income”?

Please let me know if you want to make any changes in this amendment.

Marc E. Shovers  
Senior Legislative Attorney  
Phone: (608) 266-0129  
E-mail: marc.shovers@legis.state.wi.us