



SENATE BILL No. 653

September 14, 1995, Introduced by Senator HONIGMAN and referred to the Committee on Local, Urban and State Affairs.

A bill to amend section 126 of Act No. 167 of the Public Acts of 1917, entitled as amended "Housing law of Michigan," being section 125.526 of the Michigan Compiled Laws.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 Section 1. Section 126 of Act No. 167 of the Public Acts of
2 1917, being section 125.526 of the Michigan Compiled Laws, is
3 amended to read as follows:

4 Sec. 126. (1) The enforcing agency ~~shall~~ MAY inspect ,
5 ~~on a periodic basis,~~ multiple dwellings and rooming houses regu-
6 lated by this act AFTER THE AGENCY HAS RECEIVED A WRITTEN COM-
7 PLAINTE REGARDING THE HEALTH OR SAFETY OF THESE DWELLINGS. ~~In no~~
8 ~~event shall the period between inspections be longer than 2~~
9 ~~years. All other dwellings regulated by this act may be~~
10 ~~inspected at reasonable intervals.~~ A COPY OF SUCH A COMPLAINT

1 SHALL BE MAILED TO THE OWNER OF THE DWELLINGS BY REGISTERED MAIL,
2 RETURN RECEIPT REQUESTED.

3 (2) An inspection shall be conducted in the manner best cal-
4 culated to secure compliance with the act and appropriate to the
5 needs of the community. ~~Inspections may be on 1 of the follow-~~
6 ~~ing bases:~~

7 ~~(a) An area basis, such that all the regulated premises in a~~
8 ~~predetermined geographical area will be inspected simultaneously,~~
9 ~~or within a short period of time.~~

10 ~~(b) A complaint basis, such that complaints of violations~~
11 ~~will be inspected within a reasonable time.~~

12 ~~(c) A recurrent violation basis, such that those premises~~
13 ~~which are found to have a high incidence of recurrent or uncor-~~
14 ~~rected violations will be inspected more frequently.~~

15 (3) An inspection shall be carried out by the enforcing
16 agency, or by the enforcing agency and such representatives of
17 other agencies as may form a team to undertake an inspection
18 under this and other applicable acts.

19 (4) An inspector, or team of inspectors, may request permis-
20 sion to enter all premises regulated by this act at reasonable
21 hours to undertake an inspection. Upon an emergency, as defined
22 under rules promulgated by the enforcing agency, the inspector or
23 team of inspectors shall have the right to enter at any time.

24 (5) The enforcing agency may establish and charge a
25 ~~reasonable~~ fee for inspections conducted under this act, WHICH
26 SHALL NOT EXCEED THE ACTUAL COSTS.