

# HOUSE BILL No. 5705

July 16, 2014, Introduced by Rep. Abed and referred to the Committee on Judiciary.

A bill to amend 1978 PA 454, entitled  
"Truth in renting act,"  
(MCL 554.631 to 554.641) by adding section 4a.

## THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1        SEC. 4A. (1) A LESSOR OF RESIDENTIAL PREMISES THAT ARE  
2        ADVERTISED OR REPRESENTED TO THE PUBLIC AS PREMISES FOR SENIOR  
3        CITIZENS OR A COMBINATION OF SENIOR CITIZENS AND DISABLED  
4        INDIVIDUALS SHALL INCLUDE IN THE RENTAL AGREEMENT FOR THE  
5        RESIDENTIAL PREMISES A STATEMENT OF WHETHER THE LESSOR WILL PROVIDE  
6        ELECTRICITY FROM AN EMERGENCY GENERATOR SYSTEM IF THERE IS AN  
7        INTERRUPTION OF THE NORMAL ELECTRICAL SUPPLY, ANY PROCEDURES THAT  
8        THE TENANT MUST FOLLOW IF THERE IS AN INTERRUPTION OF THE NORMAL  
9        ELECTRICAL SUPPLY, AND ANY RESTRICTIONS ON THE USE OF EMERGENCY  
10       ELECTRICITY PROVIDED.

1           (2) THE LESSOR SHALL PREPARE A SEPARATE WRITTEN DOCUMENT TO  
2 ACCOMPANY A RENTAL AGREEMENT DESCRIBED IN SUBSECTION (1) THAT  
3 CONTAINS THE STATEMENT REQUIRED UNDER SUBSECTION (1) AND AN  
4 ACKNOWLEDGMENT OF THE STATEMENT. THE LESSOR OR THE LESSOR'S  
5 REPRESENTATIVE AND THE TENANT SHALL SIGN THE ACKNOWLEDGMENT WHEN  
6 THE RENTAL AGREEMENT IS SIGNED.

7           (3) THIS SECTION DOES NOT APPLY TO THE LESSORS OF HOMES FOR  
8 THE AGED OR NURSING HOMES, WHICH ARE REQUIRED TO PROVIDE EMERGENCY  
9 GENERATOR SYSTEMS UNDER SECTIONS 21335 AND 21735 OF THE PUBLIC  
10 HEALTH CODE, 1978 PA 368, MCL 333.21335 AND 333.21735.