

# Legislative Analysis

---



## HOUSING INSPECTIONS

Phone: (517) 373-8080  
<http://www.house.mi.gov/hfa>

**Senate Bill 394 (passed by the Senate as S-2)**

**Sponsor: Sen. Dave Robertson**

**House Committee: Local Government**

**Senate Committee: Local Government**

**Complete to 12-2-15**

Analysis available at  
<http://www.legislature.mi.gov>

## SUMMARY:

The bill would amend the Housing Law of Michigan so that it would apply to each city, village, and township with a population of 10,000 or more as of the last federal census, and delete the current population criteria for local units subject to the Law. However, as is the case now, the provisions of the act would not apply to private and two-family dwellings in a local government unit with a population under 100,000, unless the legislative body of the local unit adopts the provisions by resolution.

Additionally, the bill would remove the requirement for a local enforcing agency to maintain a registry of owners and premises, and make the registry optional.

The bill would also remove the requirement that a multiple dwelling or rooming house be inspected periodically. Instead, the local government would only need to inspect such premises if it receives a complaint from a lessee of a violation of this act.

Finally, the bill elaborates on the types of emergencies that would allow an inspector to enter a leasehold; they include, but are not limited to, fire, flood, or other threat of serious injury or death.

MCL 125.401 et al.

## FISCAL IMPACT:

A fiscal analysis is in process. Any fiscal impact would be on local units of government.

Legislative Analyst: Jennifer McInerney

---

■ This analysis was prepared by nonpartisan House Fiscal Agency staff for use by House members in their deliberations, and does not constitute an official statement of legislative intent.