



Senate Fiscal Agency
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Lansing, Michigan 48909-7536

BILL ANALYSIS



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Senate Bill 394 (Substitute S-2 as reported)
Sponsor: Senator Dave Robertson
Committee: Local Government

CONTENT

The bill would amend the Housing Law of Michigan to do the following:

- Apply the Law to each city, village, and township that had 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.
- Allow, rather than require, an enforcing agency to maintain a registry of owners and premises.
- Specify that a local governmental unit would not be required to inspect a multiple dwelling or rooming house unless the local unit received a complaint from a lessee of a violation of the Housing Law.
- Revise provisions pertaining to entering a leasehold in the case of an emergency.
- Specify that an inspection fee would not be required to be paid sooner than six months before the inspection was to take place.

MCL 125.401 et al.

Legislative Analyst: Patrick Affholter

FISCAL IMPACT

The bill would have an indeterminate effect on local unit revenue that would vary by location.

The bill would eliminate a requirement for local units to inspect certain dwellings unless a lessee submitted a complaint to the local government. In other cases, local units would be allowed, but not required, to conduct those inspections. As a result, local units that chose not to conduct inspections would likely receive less revenue and incur fewer expenses. Given that the Law requires inspection fees to be reasonable and not exceed the actual cost of the inspection, the net impact of the bill's provisions regarding inspection fees would likely approximate zero.

The bill would have no fiscal impact on State government.

Date Completed: 10-21-15

Fiscal Analyst: Elizabeth Pratt