

HOUSE BILL NO. 4722

April 27, 2021, Introduced by Reps. Lightner, Wozniak, Brann, Steven Johnson, Bezotte, Mueller, Hall, Borton, Roth, Filler, Cambensy, Green, Paquette, Beeler, Steckloff and Yancey and referred to the Committee on Commerce and Tourism.

A bill to amend 2006 PA 110, entitled
"Michigan zoning enabling act,"
(MCL 125.3101 to 125.3702) by adding section 206b.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 **Sec. 206b. (1) For the purposes of zoning, all of the**
2 **following apply to the rental of a dwelling, including, but not**
3 **limited to, short-term rental:**

4 **(a) It is a residential use of property and a permitted use in**
5 **all residential zones.**

1 (b) It is not subject to a special use or conditional use
2 permit or procedure different from those required for other
3 dwellings in the same zone.

4 (c) It is not a commercial use of property.

5 (2) This section does not prohibit regulation applied on a
6 consistent basis to rental and owner-occupied residences for any of
7 the following:

8 (a) Noise, advertising, traffic, or other conditions, for the
9 prevention of nuisances.

10 (b) The number of persons that may occupy a dwelling.

11 (c) Inspections and inspection fees.

12 (d) Taxes otherwise permitted by law.

13 (3) As used in this section, "short-term rental" means the
14 rental of a single-family residence, a dwelling unit in a 1-to-4-
15 family house, or any unit or group of units in a condominium, for
16 terms of not more than 30 consecutive days.

17 Enacting section 1. This amendatory act takes effect 90 days
18 after the date it is enacted into law.