

HOUSE BILL NO. 5396

October 14, 2021, Introduced by Reps. Camilleri, Brenda Carter, Cavanagh, Aiyash, Sowerby, Weiss, Cambensy and Cherry and referred to the Committee on Regulatory Reform.

A bill to amend 1988 PA 226, entitled
"An act to limit the powers of a local governmental unit regarding
the leasing of private residential property,"
by amending the title and section 1 (MCL 123.411), section 1 as
amended by 2018 PA 585.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 TITLE
2 An act to limit the powers of a local governmental unit
3 regarding the leasing of private residential property; **and to**
4 **prohibit rent increases by owners or operators of mobile home parks**

1 **within a certain period of time.**

2 Sec. 1. (1) As used in this section, "local governmental unit"
3 means a political subdivision of this state including, but not
4 limited to, a county, city, village, or township, if the political
5 subdivision provides local government services for residents in a
6 geographically limited area of this state as its primary purpose
7 and has the power to act primarily on behalf of that area.

8 (2) Subject to subsections (3) ~~and (4), to (5)~~, a local
9 governmental unit shall not enact, maintain, or enforce an
10 ordinance or resolution that would have the effect of controlling
11 the amount of rent charged for leasing private residential
12 property.

13 (3) This section does not impair the right of any local
14 governmental unit to manage and control residential property in
15 which the local governmental unit has a property interest.

16 (4) This section does not limit the power of a local
17 governmental unit to adopt an ordinance or resolution to implement
18 a plan to use voluntary incentives and agreements to increase the
19 supply of moderate- or low-cost private residential property
20 available for lease.

21 (5) **Subsection (2) does not apply to a mobile home park as**
22 **that term is defined in section 2 of the mobile home commission**
23 **act, 1987 PA 96, MCL 125.2302.**

24 (6) **During any 12-month period, the owner or operator of a**
25 **mobile home park shall not increase the existing rent charged for a**
26 **mobile home site by a percentage greater than the most recent**
27 **annual percentage change in the Consumer Price Index. As used in**
28 **this subsection, "Consumer Price Index" means the most**
29 **comprehensive index of consumer prices available for this state**

1 from the Bureau of Labor Statistics of the United States Department
2 of Labor.