

Legislative Analysis



RESIDENTIAL DUPLEXES

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

House Bill 6097 as introduced
Sponsor: Rep. Kristian Grant
Committee: Economic Development and Small Business
Complete to 12-2-24

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

SUMMARY:

House Bill 6097 would amend the Michigan Zoning Enabling Act to provide both of the following for a local unit that is wholly or partly located within, or is adjacent to, a *metropolitan statistical area*:

- A residential duplex is a permitted use in any district in which a single-family residence is a permitted use.
- A duplex is not subject to a special or conditional use permit or procedure that single-family residences are not subject to.

Metropolitan statistical area would mean that term as defined by the US Office of Management and Budget. (As of July 2023, that office has delineated the following metropolitan statistical areas in Michigan: Ann Arbor, Battle Creek, Bay City, Detroit-Warren-Dearborn, Flint, Grand Rapids-Wyoming-Kentwood, Jackson, Kalamazoo-Portage, Lansing-East Lansing, Midland, Monroe, Muskegon-Norton Shores, Niles, Saginaw, South Bend-Mishawaka (part of Michigan), and Traverse City.¹)

Proposed MCL 125.3517

FISCAL IMPACT:

The bill would have no fiscal impact on the state or local units of government.

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■ 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.

¹ <https://www.whitehouse.gov/wp-content/uploads/2023/07/OMB-Bulletin-23-01.pdf>

Standards for determining are here: <https://www.federalregister.gov/documents/2021/07/16/2021-15159/2020-standards-for-delineating-core-based-statistical-areas>

A map from 2020 is here: https://www2.census.gov/programs-surveys/metro-micro/reference-maps/2020/state-maps/26_Michigan_2020.pdf