HOUSE BILL NO. 6448

November 05, 2026, Introduced by Rep. Young and referred to Committee on Regulatory Reform.

A bill to amend 1972 PA 348, entitled

"An act to regulate relationships between landlords and tenants relative to rental agreements for rental units; to regulate the payment, repayment, use and investment of security deposits; to provide for commencement and termination inventories of rental units; to provide for termination arrangements relative to rental units; to provide for legal remedies; and to provide penalties,"

(MCL 554.601 to 554.616) by adding section 1m.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

Sec. 1m. (1) Not later than 90 days after the effective date of the amendatory act that added this section, a landlord that owns and operates a residential rental property in this state but does

not reside in this state shall designate an in-state agent and authorize the in-state agent to conduct business with the tenants of the rental property on behalf of the landlord.

(2) A landlord that violates this section is subject to a civil fine of not more than $1,000.00. The prosecutor of the county in which the violation occurred or the attorney general may bring an action to collect the fine.

(3) The civil fine collected under this section must be used to cover the costs of maintaining the rental property database created under section 22f of the state housing development authority act of 1966, 1966 PA 346, MCL 125.1422f.

Enacting section 1. This amendatory act does not take effect unless all of the following bills of the 103rd Legislature are enacted into law:

(a) House Bill No. 6446 (request no. H04337'25).

(b) House Bill No. 6447 (request no. H04338'25).