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## PROPERTY MANAGEMENT ASSOCIATION OF MICHIGAN:

### LEGISLATIVE COMMITTEE REPORT

April 2011

#### I. PRIORITY BILLS REQUESTED BY PMAM

- A. **DECEASED TENANT**. HB 4263. Housing; landlord and tenants; requirement for lawful reentry by landlord; modify. Amends sec. 2918 of [1961 PA 236](#) (MCL [600.2918](#)). **LAST ACTION: Referred to Judiciary Committee.** We spoke to Rep. O'Brien about the status of the bill. She said that she has been told that the bill is in the pipeline to be heard. Additionally, we spoke to House Judiciary Chair John Walsh who said that the hold up on the hearing has nothing to do with the bill, but simply with getting done with one of their major initiatives.
- B. **DRUG EVICTION**. SB 64 & 65. Housing; landlord and tenants; 7-day notice to quit for tenants who injure or threaten to injure other tenants or employees; require. Amends sec. 5714 of [1961 PA 236](#) (MCL [600.5714](#)). **TIE BAR WITH: [SB 0065'11](#)**. We were contacted by DHS regarding the violence language. While we were confident that our amended language fixed their concerns, it did not. We are scheduled to meet with them along with Sen. Jones this week to hammer out our differences.
- C. **MEDICAL MARIJUANA**. The meeting scheduled for last week on this issue was cancelled. We've yet to receive a new date for the next scheduled workgroup.
- D. **SERVICE OF PROCESS**. As mentioned in the last PMAM meeting, while we thought the bill needed work, we agreed that this was something we should pursue for this session. We have not spoken to a potential sponsor on this issue and will wait from guidance from the legislative committee on this issue.

#### II. OTHER PRIORITY ISSUES

- A. **SB 1 Michigan business tax; repeal; Michigan business tax; repeal**. Repeals 2007 PA 36 (MCL 208.1101 - 208.1601).  
**Last Action: 01/19/2011 - REFERRED TO COMMITTEE ON FINANCE.** Governor Snyder has made eliminating the MBT his sole focus for the first few months of his gubernatorial term. He is proposing a flat 6% corporate net income tax in lieu of the MBT. As requested in our meeting in December and in various speaking engagements, PMAM member companies should review their current tax liabilities to assess how they have been benefitted or suffered under the MBT and how a flat 6% tax

would affect them. We can present that information Lt. Governor Calley who has been charged to handle this issue from the Governor's office.

- B. **HB 4001 Michigan business tax; surcharge; surcharge tax; repeal. Repeals sec. 281 of 2007 PA 36 (MCL 208.1281).**  
Last Action: 01/18/2011 - printed bill filed 01/14/2011 See Above.
- C. **HB 4014 Occupations; inspectors; licensure and regulation of home inspection services; provide for, and require certain disclosures and contract provisions. Amends secs. 303a, 401 & 601 of 1980 PA 299 (MCL 339.303a et seq.) & adds art. 14.**  
Last Action: 01/18/2011 - printed bill filed 01/14/2011. This bill adds home inspectors to the list of professions that must be licensed and requires revealing a conflict of interest if it exists.
- D. **HB 4048 Property tax; assessments; new built homes; do not assess until house is occupied. Amends [1893 PA 206](#) (MCL [211.1](#) - [211.155](#)) by adding sec. 71l.** This bill would prevent a developer from being taxed until a residential property was occupied.
- E. **HB 4222 Housing; landlord and tenants; 30-day notice of foreclosure of property; require. Amends [1978 PA 454](#) (MCL [554.631](#) - [554.641](#)) by adding sec. 10a.** This is a reintroduction from last year. Requires 30-day notice of foreclosure of property. We have received the new draft of this bill which is attached to this report. The committee is planning to take testimony on the bill within the week or so. Please provide with comments upon reading.
- F. **HB 4285 Income tax; credit; credit for the purchase and installation of certain energy efficient property and participation in a net metering program; provide for.** Provides for credit for the purchase and installation of certain energy efficient property and participation in a net metering program.
- G. **HB 4014 Occupations; inspectors; licensure and regulation of home inspection services; provide for, and require certain disclosures and contract provisions. Amends secs. 303a, 401 & 601 of [1980 PA 299](#) (MCL [339.303a](#) et seq.) & adds art. 14.** Provides for licensure and regulation of home inspection services and require certain disclosures and contract provisions.
- H. **HB 4009 Weapons; concealed; specified premises on which a person licensed to carry a concealed weapon may not carry that weapon; eliminate. Amends sec. 5c of [1927 PA 372](#) (MCL [28.425c](#)) & repeals sec. 5o of 1927 PA 372 (MCL [28.425o](#)).** Eliminates specified premises on which a person licensed to carry a concealed weapon may not carry that weapon.
- I. **SB 58 Weapons; concealed; list of specified premises on which a person licensed to carry a concealed weapon may not carry that weapon; eliminate. Amends sec. 5c of [1927 PA 372](#) (MCL [28.425c](#)) & repeals sec. 5o of 1927 PA 372 (MCL [28.425o](#)).** Eliminate list of specified premises on which a person licensed to carry a concealed weapon may not carry that weapon.
- J. **SB 59 Weapons; licensing; concealed weapons licensing boards; eliminate, and transfer powers to secretary of state. Amends secs. 2a, 4, 5, 5a, 5b, 5c, 5d, 5e, 5f, 5j, 5k, 5l, 5m, 5o, 6a & 8 of [1927 PA 372](#) (MCL [28.422a](#) et seq.) & adds sec. 5x.** Eliminate concealed weapons licensing boards and transfer powers to secretary of state.

### III. PAC CONTRIBUTIONS

- A. **Mackinac Island Party** We submitted a request to the board for a contribution of \$500-\$1000 to our Mackinac Island Party during the Detroit Regional Chamber's Policy Conference. The annual party usually has about 400 attendees each year.

### IV. MISCELLANEOUS NOTES

- A. **Real Estate Licensing** As mentioned in the last meeting, after conferring with Gary Heidel from MSHDA, it was determined that MSHDA did have the right to enforce the current statute. The board was going to discuss the next move on this issue, has there been a decision made
- B. **Budget** Budget passage is moving at a pretty feverish pace. The Senate Appropriations committee has passed all of its budgets and is just waiting for passage from the full Senate. The House plans to pass all of its budgets by Thursday of next week. There is a great likelihood that many of these will go to conference committees because numbers are different, but it certainly looks like the legislature is on pace to have the budget done by June 1.
- C. **DELEG** As we mentioned last meeting, DELEG has had some changes. The new name is the Michigan Department for Licensing and Regulatory Affairs. Steven H. Hilfinger is the new director of the department.