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PLANNED UNIT DEVELOPMENTS: NONCONTIGUOUS OPEN SPACE

House Bills 4666-4668

Sponsor: Rep. Chris Ward

Committee: Land Use and Environment

Complete to 10-3-03

A SUMMARY OF HOUSE BILLS 4666 - 4668 AS INTRODUCED 5-13-03

The bills would amend three separate zoning acts to specify that unless specifically prohibited by local planned unit development regulations, a township, village, city, or county could approved a planned unit development with open space that was not contiguous with the rest of the planned unit development.

House Bill 4666 (MCL 125.584b) would amend the City and Village Zoning Act. House Bill 4667 (MCL 125.286c) would amend the Township Zoning Act. House Bill 4668 (MCL 125.216c) would amend the County Zoning Act.

Currently under the law, a city, village, township, or county can establish in a zoning ordinance requirements to govern the construction of planned unit developments. Generally, the zoning ordinances are adopted in order to permit flexibility in the regulation of land development; encourage innovation in land use and variety in design, layout, and type of structures constructed; achieve economy and efficiency in the use of land, natural resources, energy, and the provision of public services and utilities; encourage useful open space; and provide better housing, employment, and shopping opportunities. After an ordinance is adopted, the review and approval of planned unit developments that are proposed for the community are completed by a commission appointed to administer the zoning ordinance, an official who is charged with administering the ordinance, or, by the legislative body of the local unit of government. The bills would retain all of these provisions.

House Bills 4666-4668 (10-3-03)

Analyst: J. Hunault

■This analysis was prepared by nonpartisan House staff for use by House members in their deliberations, and does not constitute an official statement of legislative intent.