

HOUSE BILL No. 4869

June 19, 2003, Introduced by Rep. Jannick and referred to the Committee on Commerce.

A bill to allow and protect the rights of manufactured home park tenants to organize a manufactured home owners association.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 Sec. 1. This act shall be known and may be cited as the
2 "manufactured home owners association act".

3 Sec. 2. As used in this act:

4 (a) "Manufactured home" means a structure, transportable in 1
5 or more sections, that is built on a chassis and designed to be
6 used as a dwelling with or without permanent foundation, when
7 connected to the required utilities, and includes the plumbing,
8 heating, air-conditioning, and electrical systems contained in
9 the structure. Manufactured home includes a manufactured home as
10 defined in section 603(6) of the national manufactured housing
11 construction and safety standards act of 1974, title VI of the
12 housing and community development act of 1974, Public Law 93-383,

1 42 U.S.C. 5402.

2 (b) "Manufactured home park" means a parcel or tract of land
3 under the control of a person upon which 3 or more manufactured
4 homes are located on a continual, nonrecreational basis and that
5 is offered to the public for that purpose regardless of whether a
6 charge is made for that purpose, together with a building,
7 structure, enclosure, street, equipment, or facility used or
8 intended for use incident to the occupancy of a manufactured
9 home.

10 (c) "Park owner" means an owner or operator of a manufactured
11 home park.

12 (d) "Park resident" means an owner of a manufactured home who
13 rents a lot in a manufactured home park. Park resident includes
14 a member of the manufactured home owner's household.

15 Sec. 3. (1) A park resident may organize a manufactured
16 home owners association.

17 (2) In organizing a manufactured home owners association, a
18 manufactured home owner is allowed to do both of, but is not
19 limited to, the following:

20 (a) Distribute fliers regarding the organization of a
21 manufactured home owners association.

22 (b) Knock on doors within the manufactured home park in which
23 he or she is a park resident.

24 (3) A park owner shall not harass or evict a park resident
25 because the park resident organized, is organizing, or became a
26 member of a manufactured home owners association.

27 Sec. 4. The attorney general or an affected individual may

1 bring an action to enforce this act in a court of competent
2 jurisdiction in the county where the defendant resides or does
3 business.

4 Enacting section 1. This act does not take effect unless
5 Senate Bill No. _____ or House Bill No. 4868 (request
6 no. 02790'03 *) of the 92nd Legislature is enacted into law.