



HOUSE BILL No. 5155

September 26, 1995, Introduced by Rep. Clack and referred to the Committee on Regulatory Affairs.

A bill to amend section 4 of Act No. 454 of the Public Acts of 1978, entitled
"Truth in renting act,"
being section 554.634 of the Michigan Compiled Laws.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 Section 1. Section 4 of Act No. 454 of the Public Acts of
2 1978, being section 554.634 of the Michigan Compiled Laws, is
3 amended to read as follows:

4 Sec. 4. (1) A rental agreement shall state the name and
5 address at which notice required under this act shall be given to
6 the lessor.

7 (2) A rental agreement shall state in a prominent place in
8 type not smaller than the size of 12-point type, or in legible
9 print with letters not smaller than 1/8 inch, a notice in
10 substantially the following form:

1 "NOTICE: Michigan law establishes rights and obligations
2 for parties to rental agreements. This agreement is required to
3 comply with the Truth in Renting Act. If you have a question
4 about the interpretation or legality of a provision of this
5 agreement, you may want to seek assistance from a lawyer or other
6 qualified person."

7 (3) A RENTAL AGREEMENT SHALL PROVIDE A NOTICE THAT THE RESI-
8 DENTIAL PREMISES MAY BE SUBJECT TO LEAD HAZARDS. THE NOTICE
9 SHALL PROVIDE A SPACE TO INDICATE WHETHER THE RESIDENTIAL
10 PREMISES ARE WITHIN A TARGET AREA AS DEFINED IN THE LEAD ABATE-
11 MENT ACT AND WHETHER LEAD ABATEMENT HAS OCCURRED IN THE RESIDEN-
12 TIAL PREMISES. THE LESSOR SHALL PROVIDE TO A LESSEE A COPY OF
13 THE RULES PROMULGATED BY THE DEPARTMENT OF PUBLIC HEALTH UNDER
14 THE LEAD ABATEMENT ACT REGARDING LEAD-BASED PAINT HAZARDS.

15 (4) THE NOTICE REQUIRED UNDER SUBSECTION (3) MAY BE PROVIDED
16 ON A SEPARATE DOCUMENT ATTACHED TO THE RENTAL AGREEMENT.

17 Section 2. This amendatory act shall not take effect unless
18 House Bill No. 4011 of the 88th Legislature is enacted into law.