

**SUBSTITUTE FOR
HOUSE BILL NO. 4095**

A bill to amend 2006 PA 110, entitled
"Michigan zoning enabling act,"
by amending section 102 (MCL 125.3102), as amended by 2008 PA 12.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 Sec. 102. As used in this act:

2 (a) "Agricultural land" means substantially undeveloped land
3 devoted to the production of plants and animals useful to humans,
4 including, but not limited to, forage and sod crops, grains, feed
5 crops, field crops, dairy products, poultry and poultry products,
6 livestock, herbs, flowers, seeds, grasses, nursery stock, fruits,
7 vegetables, Christmas trees, and other similar uses and activities.

8 (b) "Airport" means an airport licensed by the Michigan
9 department of transportation, bureau of aeronautics under section



1 86 of the aeronautics code of the state of Michigan, 1945 PA 327,
2 MCL 259.86.

3 (c) "Airport approach plan" and "airport layout plan" mean a
4 plan, or an amendment to a plan, filed with the zoning commission
5 under section 151 of the aeronautics code of the state of Michigan,
6 1945 PA 327, MCL 259.151.

7 (d) "Airport manager" means that term as defined in section 2
8 of the aeronautics code of the state of Michigan, 1945 PA 327, MCL
9 259.2.

10 (e) "Airport zoning regulations" means airport zoning
11 regulations under the airport zoning act, 1950 (Ex Sess) PA 23, MCL
12 259.431 to 259.465, for an airport hazard area that lies in whole
13 or part in the area affected by a zoning ordinance under this act.

14 (f) "Conservation easement" means that term as defined in
15 section 2140 of the natural resources and environmental protection
16 act, 1994 PA 451, MCL 324.2140.

17 (g) "Coordinating zoning committee" means a coordinating
18 zoning committee as described under section 307.

19 (h) "Development rights" means the rights to develop land to
20 the maximum intensity of development authorized by law.

21 (i) "Development rights ordinance" means an ordinance, which
22 may comprise part of a zoning ordinance, adopted under section 507.

23 (j) "Family child care home" and "group child care home" mean
24 those terms as defined in section 1 of 1973 PA 116, MCL 722.111,
25 and only apply to the bona fide private residence of the operator
26 of the family or group child care home.

27 (k) "Greenway" means a contiguous or linear open space,
28 including habitats, wildlife corridors, and trails, that links
29 parks, nature reserves, cultural features, or historic sites with



1 each other, for recreation and conservation purposes.

2 (l) "Improvements" means those features and actions associated
 3 with a project that are considered necessary by the body or
 4 official granting zoning approval to protect natural resources or
 5 the health, safety, and welfare of the residents of a local unit of
 6 government and future users or inhabitants of the proposed project
 7 or project area, including roadways, lighting, utilities,
 8 sidewalks, screening, and drainage. Improvements do not include the
 9 entire project that is the subject of zoning approval.

10 (m) "Intensity of development" means the height, bulk, area,
 11 density, setback, use, and other similar characteristics of
 12 development.

13 (n) "Legislative body" means the county board of commissioners
 14 of a county, the board of trustees of a township, or the council or
 15 other similar elected governing body of a city or village.

16 (o) "Local unit of government" means a county, township, city,
 17 or village.

18 (p) "Other eligible land" means land that has a common
 19 property line with agricultural land from which development rights
 20 have been purchased and is not divided from that agricultural land
 21 by a state or federal limited access highway.

22 (q) "Person" means an individual, partnership, corporation,
 23 association, governmental entity, or other legal entity.

24 (r) "Population" means the population according to the most
 25 recent federal decennial census or according to a special census
 26 conducted under section 7 of the Glenn Steil state revenue sharing
 27 act of 1971, 1971 PA 140, MCL 141.907, whichever is ~~the more~~
 28 ~~recent.~~ **later.**

29 (s) "Site plan" includes the documents and drawings required



1 by the zoning ordinance to ensure that a proposed land use or
 2 activity is in compliance with local ordinances and state and
 3 federal statutes.

4 (t) "State licensed residential facility" means a structure
 5 constructed for residential purposes that is licensed by the state
 6 under the adult foster care facility licensing act, 1979 PA 218,
 7 MCL 400.701 to 400.737, or 1973 PA 116, MCL 722.111 to 722.128, and
 8 provides residential services for ~~6 or fewer~~ **the following number**
 9 **of** individuals under 24-hour supervision or care:

10 (i) **6 or fewer individuals.**

11 (ii) **7 to 10 individuals, if the facility is licensed under**
 12 **1973 PA 116, MCL 722.111 to 722.128, and is located on a parcel of**
 13 **20 acres or more.**

14 (u) "Undeveloped state" means a natural state preserving
 15 natural resources, natural features, scenic or wooded conditions,
 16 agricultural use, open space, or a similar use or condition. Land
 17 in an undeveloped state does not include a golf course but may
 18 include a recreational trail, picnic area, children's play area,
 19 greenway, or linear park. Land in an undeveloped state may be, but
 20 is not required to be, dedicated to the use of the public.

21 (v) "Zoning commission" means a zoning commission as described
 22 under section 301.

23 (w) "Zoning jurisdiction" means the area encompassed by the
 24 legal boundaries of a city or village or the area encompassed by
 25 the legal boundaries of a county or township outside the limits of
 26 incorporated cities and villages. The zoning jurisdiction of a
 27 county does not include the areas subject to a township zoning
 28 ordinance.

29 Enacting section 1. This amendatory act takes effect 90 days



1 after the date it is enacted into law.

