

**SUBSTITUTE FOR
HOUSE BILL NO. 4062**

A bill to amend 1972 PA 348, entitled
"An act to regulate relationships between landlords and tenants
relative to rental agreements for rental units; to regulate the
payment, repayment, use and investment of security deposits; to
provide for commencement and termination inventories of rental
units; to provide for termination arrangements relative to rental
units; to provide for legal remedies; and to provide penalties,"
(MCL 554.601 to 554.616) by adding section 1d.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 **Sec. 1d. (1) A person alleging a violation of section 1c may**
2 **bring a civil action for appropriate injunctive relief or damages,**
3 **or both. As used in this subsection, "damages" means actual damages**
4 **for injury or loss caused by each violation of section 1c, or up to**
5 **3 times the monthly rent for the rental unit or units at issue,**

1 whichever is less, together with court costs and reasonable
2 attorney fees.

3 (2) An action commenced under subsection (1) may be brought in
4 the circuit court for the county where the alleged violation
5 occurred, or for the county where the person against whom the civil
6 complaint is filed resides or where that person's principal place
7 of business is located.

8 Enacting section 1. This amendatory act does not take effect
9 unless all of the following bills of the 102nd Legislature are
10 enacted into law:

11 (a) Senate Bill No. 205.

12 (b) Senate Bill No. 206.