

RESOLUTION 26-12

**OPPOSING STATE PREEMPTION OF LOCAL ZONING
AUTHORITY THROUGH THE PROPOSED HOUSING READINESS PACKAGE**

WHEREAS, St. Clair County Michigan municipalities are granted zoning and land use authority pursuant to the Michigan Zoning Enabling Act; and

WHEREAS, Michigan has historically recognized land use and zoning regulations are matters of local concern best addressed by local officials who understand their community and ensure public participation and consistency; and

WHEREAS, the proposed "Housing Readiness" legislative package preempts and limits local zoning authority and diminishes ability of local governments to respond to specific needs and development decisions; and

WHEREAS, preemption of local zoning authority circumvents the roll of local officials and reduces the ability of local control to balance growth, infrastructure capacity, public safety services, environmental protections, fiscal responsibility and long-term planning goals of their communities; and

WHEREAS, preservation of local planning and zoning authority is essential, and many municipalities are actively addressing housing supply and affordability through master planning, zoning updates, and other efforts which require local discretions; and

WHEREAS, the proposed legislation would impose additional requirements for studies, documentation, and administrative processes related to site plan review, which may create unnecessary delays, increased costs for applicants and municipalities and function as unfunded mandates of local governments.

NOW, THEREFORE, BE IT RESOLVED, that the St. Clair County Board of Commissioners formally opposes House Bills 5529 through 5532, as well as House Bills 5581 through 5585, and along with related proposed legislation, that preempts or limits local zoning and land use authority.

BE IT FURTHER RESOLVED, that the St. Clair County Board of Commissioners urges the Michigan Legislature to vote in opposition; to instead support local control and work collaboratively with municipalities.

AND BE IT FURTHER RESOLVED, that a copy of this resolution shall be transmitted to the Governor of Michigan, members of the Michigan Senate and members of the Michigan House of Representatives, the Michigan Municipal League, and appropriate legislative committees considering this legislation.

Dated: May 21, 2026

ST. CLAIR COUNTY
BOARD OF COMMISSIONERS

Reviewed and Approved by:



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