



HOUSE BILL No. 5102

September 21, 1995, Introduced by Reps. Gilmer, LaForge, Perricone, Mathieu and Law and referred to the Committee on Regulatory Affairs.

A bill to authorize the state administrative board to transfer or convey certain parcels of state owned property located in Kalamazoo county; to provide conditions for the transfer and conveyance; to provide for the demolition or other disposition of certain state owned buildings; and to provide for the disposition of revenue received from the conveyance.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 Sec. 1. (1) The state administrative board, on behalf of
2 the state, may convey for consideration of not less than fair
3 market value as determined pursuant to subsection (2), or, for
4 less than fair market value subject to subsection (3), all or any
5 portion of the property now under the jurisdiction of the depart-
6 ment of mental health-Kalamazoo regional psychiatric hospital and
7 located in the city of Kalamazoo, Kalamazoo county, Michigan, and
8 more particularly described as follows:

1 Located in the NW 1/4 of Section 16, Town 02 South, Range 11
2 West, City of Kalamazoo, Kalamazoo County, Michigan, land com-
3 mencing North 1/2 Lot 36, except East 19 rods of North 20 rods.
4 Also except West 264 ft. of South 434.5 ft. Also all that part
5 of South 1/2 Lot 36 lying East of Hilbert St. and North of North
6 St. & West of a line parallel with and 165 ft. West of East line
7 said Lot 36, except commencing at NW corner Lot 36, thence South
8 along West line said Lot 33 ft to place of beginning, thence con-
9 tinuing South along West line Lot 36, 196.77 ft., thence South 88
10 degrees 31 minutes, East 297 ft., thence South parallel to West
11 line said Lot, 440 ft. to North line Assessors plat of Newtons
12 Addition, thence South 88 degrees 30 minutes 30 seconds East
13 along North line of the plat 66 ft., thence North 21 degrees 37
14 minutes East 300 ft. to a point which is 473.5 ft. East of West
15 line Lot 36, thence North 20 degrees 31 minutes 30 seconds West
16 374.77 ft. to South line Blakeslee St., thence North 88 degrees
17 22 minutes West along South line Blakeslee St. 33 ft., thence
18 North 88 degrees 25 minutes West along South line Blakeslee
19 St. 306.82 ft. to place of beginning; commonly known as the
20 Northwest Unit, 1501 Blakeslee Street, Kalamazoo, Michigan.

21 (2) The fair market value of the property described in sub-
22 section (1) shall be determined by an appraisal based on the
23 property's highest and best use, as prepared by the state tax
24 commission or an independent fee appraiser.

25 (3) Any conveyance of the property described in this section
26 for less than fair market value shall provide for both of the
27 following:

1 (a) That the property shall be used exclusively for public
2 purposes and that upon termination of that use or use for any
3 other purpose, the state may reenter and repossess the property,
4 terminating the grantee's estate in the property.

5 (b) That if the grantee disputes the state's exercise of its
6 right of reentry and fails to promptly deliver possession of the
7 property to the state, the attorney general, on behalf of the
8 state, may bring an action to quiet title to, and regain posses-
9 sion of, the property.

10 (4) The description of the parcel in subsection (1) is
11 approximate and for purposes of the conveyance is subject to
12 adjustment as the state administrative board or attorney general
13 considers necessary by survey or other legal description.

14 (5) The conveyance authorized by this section shall be by
15 quitclaim deed approved by the attorney general and shall reserve
16 to the state all rights to coal, oil, gas, and other materials,
17 excluding sand, gravel, clay, or other nonmetallic minerals found
18 on, within, or under the conveyed lands.

19 (6) The revenue received under this section shall be depos-
20 ited in the state treasury and credited to the general fund.

21 Sec. 2. (1) The state administrative board may transfer
22 from the department of mental health to the department of correc-
23 tions, without consideration, a parcel of land in the city of
24 Kalamazoo, Kalamazoo county, Michigan, which is under the juris-
25 diction of the department of mental health-Kalamazoo regional
26 psychiatric hospital and is described as follows:

1 A parcel of land in the SW 1/4 of Section 21, T2S, R11W,
2 City of Kalamazoo, Kalamazoo County, Michigan, and more
3 particularly described as commencing at the S1/4 corner of said
4 Section 21; thence S89°48'12"W 1,564.12 feet, on the south line
5 of said Section 21 to the centerline of Oakland Drive; thence
6 N22°47'00"E 258.39 feet, on the centerline of Oakland Drive;
7 thence N79°05'07"W 32.72 feet, to the point of beginning of this
8 description and westerly right-of-way of Oakland Drive; thence
9 N79°05'07"W 488.27 feet; thence S00°17'51"W 270.00 feet, to the
10 northerly right-of-way of Howard Street; thence S78°11'48"E 32.94
11 feet, on said right-of-way; thence 293.13 feet on the arc of a
12 curve to the left whose central angle is 12°00'00", radius of
13 1,399.40 feet and a long chord bearing and distance of
14 S84°29'48" E 292.60 feet, on said right-of-way; thence
15 N89°48'12"E 68.27 feet, on said right-of-way to the westerly
16 right-of-way of Oakland Avenue; thence N22°47'00"E 230.06 feet,
17 on said right-of-way to the point of beginning, containing 2.55
18 acres, more or less. All bearings are relative and referenced to
19 previous surveys/descriptions of Kalamazoo Regional Psychiatric
20 Hospital properties.

21 (2) The transfer authorized in this section takes effect
22 when approved by a resolution of the state administrative board.

23 (3) All documents regarding the transfer authorized under
24 this section shall be approved by the attorney general.

25 Sec. 3. The department of management and budget may demol-
26 ish, dismantle, or otherwise dispose of the following surplus
27 buildings:

1 (a) Department of corrections - building 50 located at the
2 Michigan reformatory, Ionia.

3 (b) Department of mental health - buildings 81 and 84
4 located at the Northville regional psychiatric hospital,
5 Northville.

6 (c) Department of military affairs - building 44 located at
7 the Grand Rapids veterans facility.