

HOUSE BILL NO. 4023

January 28, 2025, Introduced by Rep. Witwer and referred to Committee on Appropriations.

A bill to authorize the state administrative board to convey state-owned property in Eaton County; to prescribe conditions for the conveyance; to provide for powers and duties of state departments, agencies, and officers in regard to the property; and to provide for disposition of revenue derived from the conveyance.

THE PEOPLE OF THE STATE OF MICHIGAN ENACT:

1 Sec. 1. (1) Not later than 2 years after the effective date of
2 this act, the state administrative board, on behalf of this state,
3 may convey real property described in this section to the Michigan
4 Police Equipment Company. The conveyance is intended to eliminate a

1 slight encroachment by a building or buildings of the Michigan
2 Police Equipment Company on state land that is now under the
3 administrative jurisdiction of the department of technology,
4 management, and budget, but which that department has determined is
5 surplus to this state's needs.

6 (2) A conveyance under this act must be for not less than fair
7 market value as determined under section 3 plus this state's
8 reasonable and demonstrable costs of implementing this conveyance
9 under section 8.

10 (3) The property to be conveyed under this act is located in
11 Windsor Township, Eaton County, Michigan, and is described as
12 follows:

13 A parcel of land in the Southeast 1/4 of the Northwest 1/4 of
14 Section 9, Town 3 North, Range 3 West, Windsor Township, Eaton
15 County, Michigan, described as commencing at the North 1/4 corner
16 of said Section 9; thence S 00°14'26" E 1770.30 feet along the
17 north-south 1/4 line of said Section 9 to the centerline of south-
18 bound Lansing road; thence S 50°52'22" W 510.71 feet along said
19 centerline to the point of beginning; thence N 38°44'04" W 256.42
20 feet; thence S 50°50'44" W 131.99 feet; thence S 38°37'37" E 256.36
21 feet to said centerline; thence N 50°52'22" E 3.18 feet along said
22 centerline; thence N 37°50'38" W 198.00 feet; thence N 50°52'22" E
23 107.00 feet; thence S 37°50'38" E 198.00 feet to said centerline;
24 thence N 50°52'22" E 22.29 feet along said centerline to the point
25 of beginning. Containing 0.29 acres, more or less. Subject to all
26 agreements, covenants, easements, rights-of-way, reservations, and
27 restrictions of record, if any.

28 Sec. 2. The description of the property in section 1 is
29 approximate and, for purposes of a conveyance under this act, may

1 be adjusted as the state administrative board or the department of
2 attorney general considers necessary because of a survey or another
3 legal description.

4 Sec. 3. The fair market value of the property to be conveyed
5 under this act must be determined by an appraisal based on the
6 property's highest and best use, as prepared by an independent fee
7 appraiser commissioned for that purpose by the department of
8 technology, management, and budget.

9 Sec. 4. The property conveyed under this act must include all
10 surplus, salvage, and scrap property and all permanent improvements
11 made on the property as of the date of the conveyance.

12 Sec. 5. A conveyance under this act must be by a quitclaim
13 deed that is prepared, or otherwise approved as to legal form, by
14 the department of attorney general.

15 Sec. 6. This state shall not reserve oil, gas, or mineral
16 rights to property conveyed under this act. However, the conveyance
17 authorized under this act must provide that, if the Michigan Police
18 Equipment Company or any successor in title develops any oil, gas,
19 or minerals found on, within, or under the conveyed property, the
20 Michigan Police Equipment Company or any successor must pay this
21 state 1/2 of the gross revenue generated from the development of
22 the oil, gas, or minerals. A payment under this section must be
23 deposited in the general fund.

24 Sec. 7. A conveyance under this act must reserve to this state
25 all aboriginal antiquities, including mounds, earthworks, forts,
26 burial and village sites, mines, or other relics lying on, within,
27 or under the property, with power to this state and all others
28 acting under its authority to enter the property for any purpose
29 related to exploring, excavating, and taking away the aboriginal

1 antiquities.

2 Sec. 8. The net revenue received from the sale of property
3 under this section must be deposited in the state treasury and
4 credited to the general fund. As used in this section, "net
5 revenue" means the proceeds from the sale of the property less
6 reimbursement for any costs to the department of technology,
7 management, and budget associated with the sale, including, but not
8 limited to, surveying, appraising, researching, and closing a sale
9 of the property plus the costs of any environmental remediation,
10 legal fees, and any litigation related to the conveyance of the
11 property.