



Senate Fiscal Agency  
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## BILL ANALYSIS



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Senate Bill 1443 (as introduced 7-24-08)  
Sponsor: Senator Michael Switalski  
Committee: Appropriations

Date Completed: 11-3-08

**CONTENT****The bill would authorize the State Administrative Board to convey all or portions of 17 parcels of property located in various counties.**

The parcels of property to be conveyed by the State Administrative Board are currently under the jurisdiction of the Department of State Police and were originally acquired as potential radio tower sites for the Public Safety Communications System. The authority granted in Public Act 174 of 1997 to dispose of the property expired on December 30, 2004.

The parcels include property in:

- Bergland Township, Ontonagon County
- Berlin Township, Ionia County
- Boon Township, Wexford County (Parcels A, B & C)
- Hawes Township, Alcona County
- Ironwood Township, Gogebic County
- Kasson Township, Leelanau County
- Keene Township, Ionia County
- Leelanau Township, Leelanau County
- Leonidas Township, St. Joseph County
- City of Manistee, Manistee County
- City of Mt. Pleasant, Isabella County
- City of Munising, Alger County
- Ossineke Township, Alpena County
- Richmond Township, Osceola County
- Rock River Township, Alger County
- Courtland Township, Kent County
- Watersmeet Township, Gogebic County

The Department of Management and Budget would have to take necessary steps to realize the "best value" for the property by preparing to convey it through competitive bidding, a public auction, use of real estate brokerage services, a value-for-value conveyance, offering the property for sale for fair market value to a local unit or units of government, or offering the property for sale for less than fair market value to a local unit or units of government if the property would be used exclusively for public purposes. Fair market value of the parcels of property would have to be determined by an appraisal prepared by an independent appraiser.

The State would not reserve the mineral rights to the property conveyed. However, if the purchaser or any grantee developed any oil, gas, or minerals

found on, within, or under the conveyed property, the State would receive one-half of the gross revenue generated from the development of the minerals. The State would reserve all rights in aboriginal antiquities, including mounds, earthworks, forts, burial and village sites, mines, and other relics, on, within, or under the property.

### **FISCAL IMPACT**

Appraisals completed before 2004 valued the 17 parcels totaling approximately 272 acres at \$742,700. Net revenue from the sale of the property would be deposited in the State General Fund.

Fiscal Analyst: Bill Bowerman

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This analysis was prepared by nonpartisan Senate staff for use by the Senate in its deliberations and does not constitute an official statement of legislative intent.