RICK SNYDER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF NATURAL RESOURCES
LANSING

KEITH CREAGH
DIRECTOR

May 12, 2014

TO:	Keith Creagh, Director
INFORMATION:	Natural Resources Commission
Transaction:	Sale of DNR Managed Public Land Cadillac District – Kent County Fred Meijer White Pine Trail State Park Land Transaction Case #20130310
Sale:	To be determined by an appraisal.
PA 240 of 2012:	This parcel is South of the Mason-Arenac Line and will result in a decrease of 0.035 acres.
Descriptions:	Kent County, Algoma Township, T9N, R11W, part of the SE ¼ of the SW ¼ of Section 36, (0.035 acres) more completely described in the case file.
Applicant:	Cronkright Ventures L.L.C., Rockford, Michigan
Authority:	Part 5, Act 451, Public Acts of 1994, as amended
Notice:	This item will appear on the Department of Natural Resources (Department) June 3, 2014, calendar, and is eligible for approval on June 10, 2014.
Acquired:	Purchased in 1994 with Michigan Natural Resources Trust Fund (MNRTF) and Intermodal Transportation Efficiency Act (TEA) grant.
Minerals:	State to retain mineral rights.
Comments:	The applicant desires an irregular shaped strip of land, 1,510 square feet in size, for construction of an outdoor seating area for a restaurant. The proposed transaction was reviewed by Department staff and recommended for direct sale with conditions by the Land Exchange Review Committee. The trail corridor was acquired in 1994 with funds from the Michigan Natural Resources Trust Fund (MNRTF) and the Intermodal Surface Transportation Efficiency Act. Conveyance of the strip of land will not interfere with public use and enjoyment of the trail. This conveyance of land is subject to provisions of Public Act 295 of 1976, which specifies that the corridor must remain viable for possible future rail usage. In addition, this transaction meets the guidelines for sale of land acquired with MNRTF grant assistance. Proceeds from the sale of this easement will be deposited in the MNRTF and the Land Exchange Facilitation Fund (LEFF) – Trailway Subfund.

Recommendation:

(1) That the sale of land as described be approved subject to:

a) In the event rail service is reinstated the rail corridor will be made available to the State for repurposing back to rail service. Any improvements or structures added to the requested property must be removed at owners expense and the rail corridor be restored to its condition at the time a sale is executed between the parties.

b) The applicant and/or its agents shall not use the rail-trail property for access or storage during and after construction, and assure the full width of the paved trail and its shoulders remain clear and open to the public during construction.

c) Landscape buffer should be low growing vegetation to increase visibility from patio area to trail.

d) Drainage from the development should not be allowed to run on the trail. Stormwater/snow, etc., must be kept on applicant property.

(2) That the proceeds of the sale be deposited in the MNRTF and LEFF.

Russ Mason, Ph.D., Chief
Wildlife Division

William O'Neill, Chief
Forest Resources Division

James L. Dexter, Chief
Fisheries Division

Ronald A. Olson, Chief
Parks and Recreation Division

William E. Moritz, Ph.D.
Natural Resources Deputy

Mark H. Hoffman
Chief Administrative Officer

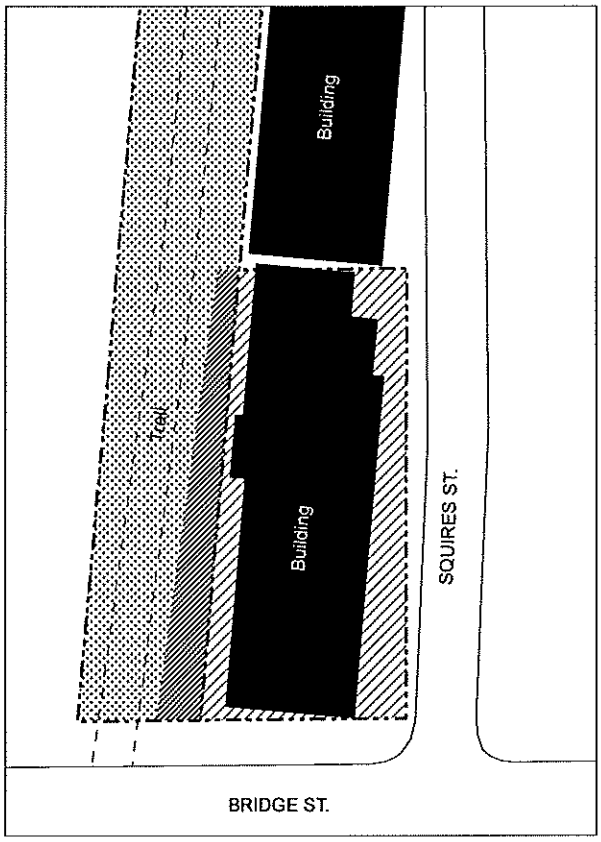
I approve the staff recommendations

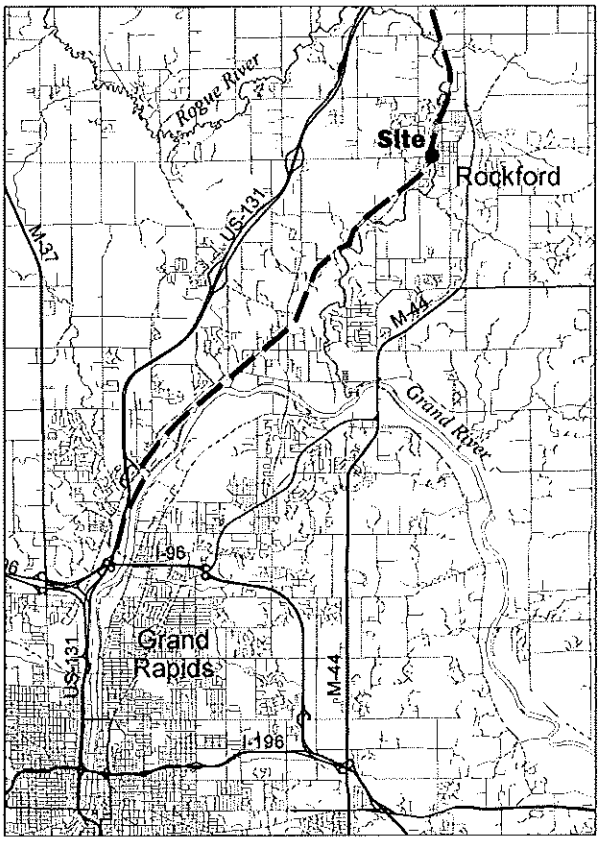
Keith Creagh
Director

Date Approved

SALE OF STATE-OWNED LAND

Fred Meijer White Pine Trail State Park
Land Transaction Case #20130310



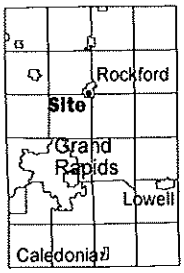


Section 36, T09N, R11W, City of Rockford
Kent County

- State land
- State land to be sold (0.035 acre)
- Applicant's land
- Property lines

Regional Location

- Fred Meijer White Pine Trail State Park



KENT COUNTY

N

DNR-FRD
20130310
04/30/2014