



RICK SNYDER
GOVERNOR

STATE OF MICHIGAN
DEPARTMENT OF NATURAL RESOURCES
LANSING



KEITH CREAGH
DIRECTOR

December 15, 2014

TO: Keith Creagh, Director

INFORMATION: Natural Resources Commission

Transaction: Wildlife Land Exchange
Wildfowl Bay State Wildlife Area – Huron County
Quanicassee State Wildlife Area – Tuscola County
The Bay Shore Camp Exchange
Land Transaction Case #20140112

Applicant: Bay Shore Evangelical Camp of the United Methodist Church,
Sebewaing, Michigan

PA 240 of 2012: PILT Estimate: \$3.00 per acre. The parcels involved in the exchange are south of the Mason-Arenac line and will result in an increase of 5.14 counted acres. There are no excluded acres as a part of this transaction.

Private Land Offered in Exchange: Total 17.14 acres

Location: Huron County, Sebewaing Township, T15N, R09E, Section 5:
More completely described in the case file. Containing 7.64 acres.

Tuscola County, Wisner Township, T14N, R07E, Section 30:
More completely described in the case file. Containing 9.5 acres.

Exchange Value: \$53,000.00

State Lands Desired in Exchange: 12 acres

Location: Huron County, Sebewaing Township, T15N, R09E, Section 7:
More completely described in the case file. Containing 12 acres m/l.

The State will retain a seasonal (October 1 to April 30) pedestrian access easement across this parcel as shown on the attached map.

Exchange Value: \$38,000.00

Authority: Natural Resources and Environmental Protection Act, 1994 PA 451, as amended.

Notice: This item will appear on the Department of Natural Resources (Department) January 6, 2015, calendar, and is eligible for approval on January 13, 2015.

December 15, 2014

Comments: The offered and desired lands are located along the southeast shore of Saginaw Bay.

The desired State land was gifted to the State in 1972, for boating access, waterfowl restoration, and hunting management on the marshes of Saginaw Bay. This relatively small parcel is situated adjacent to the Village of Sebewaing and the applicant's property (which is currently used as a church camp), which makes its use for the purposes for which it was gifted less than ideal. The old river channel on the desired parcel has filled with sedimentation and no longer provides direct access to Saginaw Bay. The offered parcels provide access to Saginaw Bay and include an intact lake plain prairie; these parcels better fulfill the intent of the 1972 gift.

As a result of this exchange, the offered private lands will assume the gifted status of the desired State land.

The Mineral Management Section staff has determined the State should convey mineral rights if the State acquires mineral rights to the offered parcels.

The proposed land exchange was reviewed and recommended for approval by the Land Exchange Review Committee on August 21, 2014.

Engagement: The counties and townships within which the offered and desired parcels lie, as well as the Village of Sebewaing, were asked to provide input concerning this transaction and their responses are:

Huron County – passed a resolution supporting the transaction.

Tuscola County – the county commissioner for the area discussed the transaction with the county assessor and the county administrator.

They have no objections to the transaction.

Sebewaing Township – passed a resolution supporting the transaction.

Wisner Township - the township supervisor provided an email indicating that the offered parcel that is within their township is of no use to private ownership and should be acquired by the Department.

Village of Sebewaing – sent a letter stating that they support the village residents in attendance at the August 4, 2014, council meeting to keep the State property as is at the corner of Pine and Miller Streets. In consideration of the village input, the transaction was modified to retain a seasonal public access across the desired parcel that provides access to the State-owned bottomlands.

Recommendation(s): That the exchange be approved with the State reserving aboriginal antiquities. The State will convey mineral rights if the State acquires mineral rights to the offered parcels.



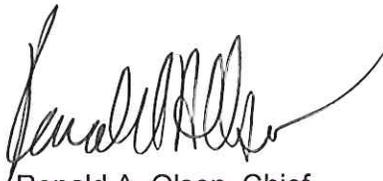
Russ Mason, Ph.D., Chief
Wildlife Division



William O'Neill, Chief
Forest Resources Division



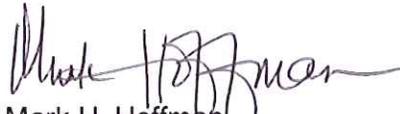
James L. Dexter, Chief
Fisheries Division



Ronald A. Olson, Chief
Parks and Recreation Division



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



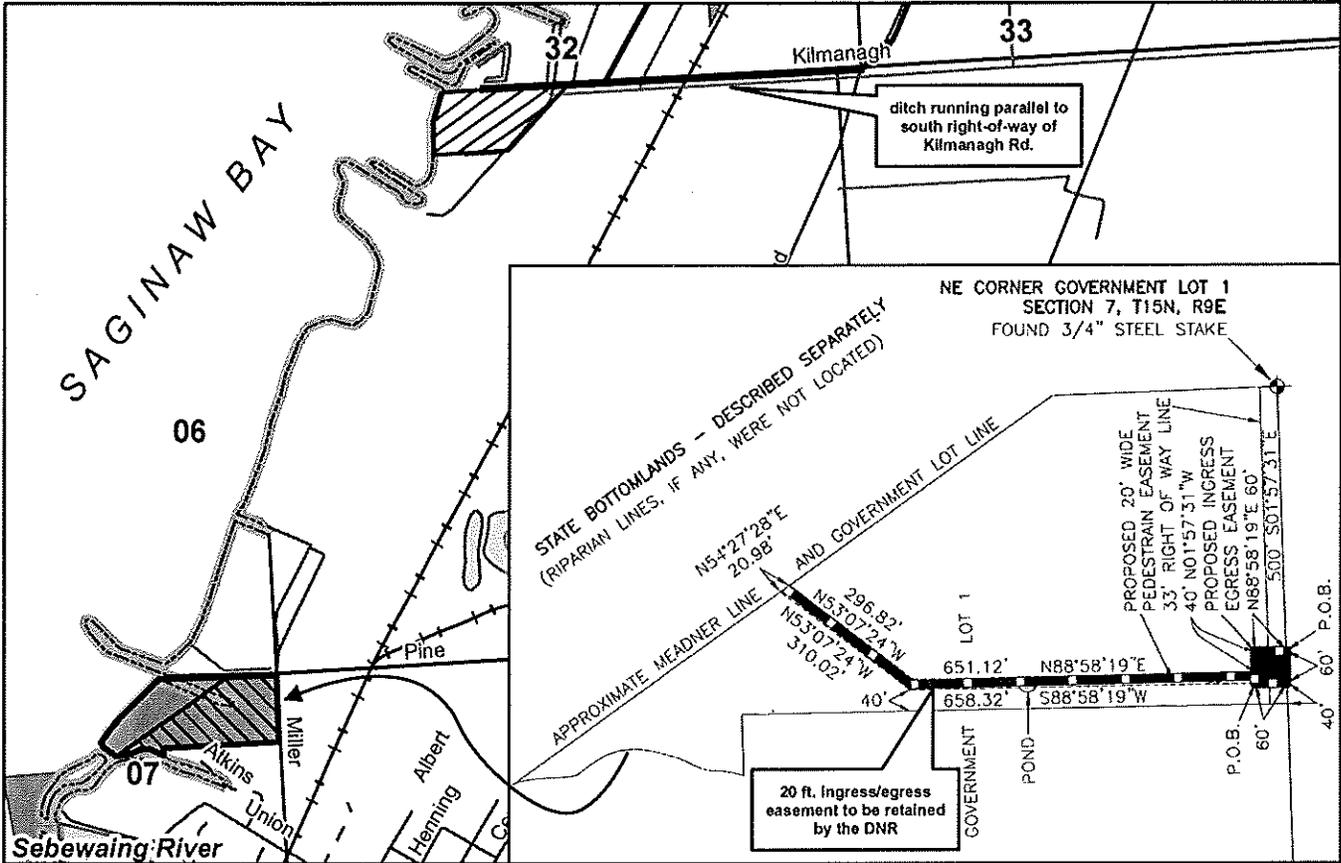
Mark H. Hoffman
Chief Administrative Officer

I approve the staff recommendations.

Keith Creagh
Director

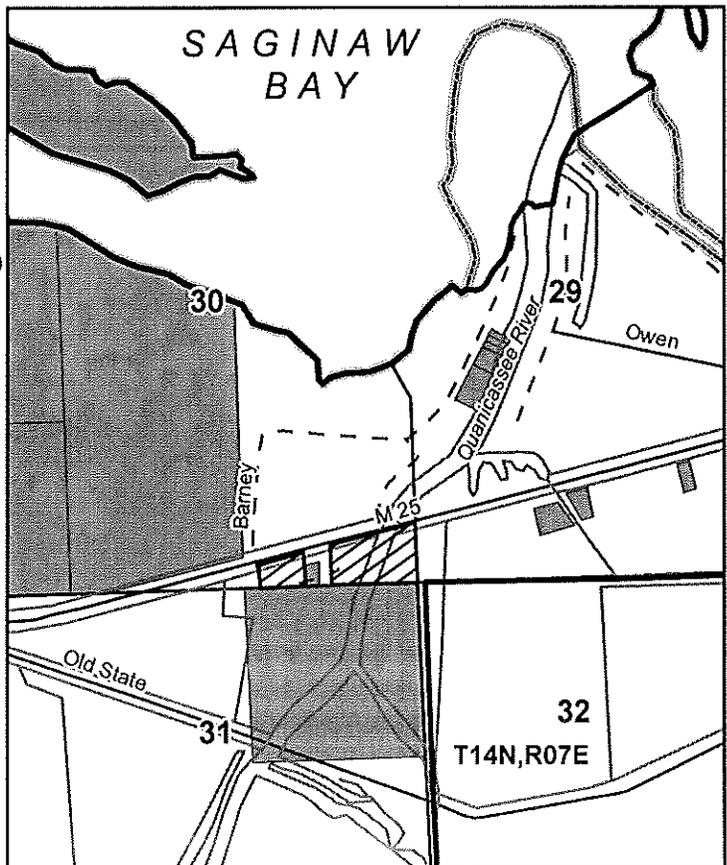
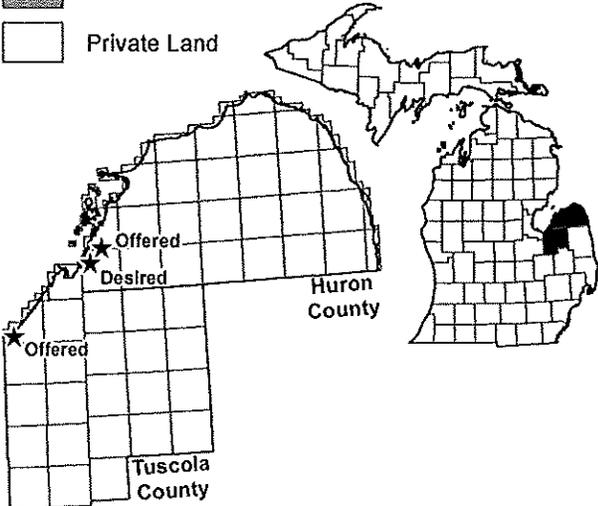
Date Approved

WILDLIFE LAND EXCHANGE
Wildfowl Bay State Wildlife Area -- Huron County
Quanicassee State Wildlife Area -- Tuscola County
Land Transaction Case #20140112



Offered -- Section 5, T15N, R9E
Desired -- Section 7, T15N, R9E
Sebewaing Township, Huron County

-  State Wildlife Area Boundaries
-  Land Offered to DNR (17.14 acres m/l)
-  Desired DNR Land (12 acres m/l)
-  Retained Pedestrian Access Easement (20' x 970')
-  State Land
-  Private Land



Offered -- Section 30, T14N, R7E
Wisner Township, Tuscola County

