



Senate Fiscal Agency  
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BILL ANALYSIS

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House Bill 4965 (as reported without amendment)

Sponsor: Representative Howard Walker

House Committee: Tourism, Outdoor Recreation and Natural Resources

Senate Committee: Appropriations

### **CONTENT**

The bill would authorize the State Administrative Board to convey to Clearwater Township, in Kalkaska County, the right of reverter to approximately 0.24 acre of land for fair market value. The land is part of approximately 20 acres that was conveyed by the Department of Natural Resources to Clearwater Township pursuant to Public Act 138 of 2002. The Act requires that the property be used exclusively for the purpose of public recreational and boating and fishing accesses, and allows the State to repossess the property upon termination of that use or use for any other purpose.

Private landowners purchased land in northwestern Kalkaska County in 1996. They subsequently built an addition to the home and fenced their property, relying on a mortgage survey. A portion of the addition encroaches on the above-described public property. House Bill 4965 would enable Clearwater Township to sell 0.24 acre to the landowners who mistakenly encroached on the public property.

### **FISCAL IMPACT**

Pursuant to the bill, the State would receive fair market value (as determined by the Clearwater Township assessor or an independent appraisal) for quitclaim deeding its reversionary interest in the property to Clearwater Township. The local assessor estimates the value of the property to be between \$500 and \$700. Revenue received from the sale would be deposited in the State's General Fund.

Date Completed: 5-19-08

Fiscal Analyst: Bill Bowerman