

**SFA**

BILL ANALYSIS

Senate Fiscal Agency

Lansing, Michigan 48909

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**House Bill 5180 (as reported without amendment)****Sponsor: Representative Rick Sitz****House Committee: State Affairs****Senate Committee: State Affairs, Tourism, and Transportation****Date Completed: 3-15-88*****RATIONALE***

Approximately nine acres of State-owned land in Ypsilanti Township, known as the Ypsilanti armory property, were originally set aside as the construction site for a Michigan National Guard armory, to replace the existing armory facility in the Township. Now, however, instead of building a single new armory, the State would like to consolidate two different armories into one multi-complex armory, which would combine the Ypsilanti armory and an Ann Arbor armory. The land originally set aside for the new Ypsilanti armory, however, is too small to accommodate the new plans, and it has been proposed that a 20-acre parcel owned by Ypsilanti Township, and comparable in value to the current property, be exchanged for the State's nine-acre property.

***CONTENT***

The bill would authorize the Department of Military Affairs to transfer the nine-acre Ypsilanti armory property to Ypsilanti Township in exchange for property of approximately equal or greater value suitable for constructing a State armory complex. The property transferred to the Township could be used only for "recreational" purposes; upon termination of that use, or upon use for any other purpose, the title to the property would revert to the State immediately, without liability on the part of the State for any improvements made to the property by Ypsilanti Township.

***FISCAL IMPACT***

The proposed exchange presents no fiscal impact to the State nor the Department of Military Affairs. However, the Department has expressed concern over making this exchange until Federal money to build a new armory is authorized. If the Federal money is not granted, then the Department of Military Affairs would need to keep its existing property and armory building.

***ARGUMENTS******Supporting Argument***

The bill would enable the State to continue with its plans to build a multi-complex armory—tentatively referred to as the Washtenaw Armory Complex—which would consolidate the Ann Arbor armory and the Ypsilanti armory, since the land originally set aside for the Ypsilanti armory is too small for the complex currently being planned.

***Supporting Argument***

The bill would authorize, but not require, the Department of Military Affairs to make the land exchange. Although Public Act 134 of 1987 appropriated up to \$1.3 million in

State funding for the armory complex, there has been no commitment from the Federal government for the balance of required funding: \$3.6 million. (Also, the complex would contain a maintenance shop and garages, which would be 100% federally funded.) If Federal money to build the new armory complex is not forthcoming, it is unlikely that the State would proceed to build the new complex on its own.

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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.

H.B. 5180 (3-15-88)