

## 214 N. Chestnut Street Reed City, MI

In July 2018 Osceola County was awarded an \$83,000 Brownfield Site Assessment grant from the Michigan Department of Environmental Quality (now Michigan Department of Environment, Great Lakes, and Energy). The purpose of the grant was to provide site assessments at four sites, one of which was 214 N. Chestnut Street, Reed City.

214 N. Chestnut Street is a 0.39-acre parcel located in downtown Reed City, next to several of the City's key assets. The site is the location of a 950 square-foot, two-story, abandoned, blighted building. It was selected as an assessment site because of several factors:

- The building poses a safety hazard to the community.
- The property is located adjacent to the Reed City Depot, the City's premier public use building, and the White Pines Trail, the City's number one tourist attraction.

The final goal is the demolition of the building located on the property. Although this has not happened yet (as of May 2020) the work of the Osceola County Brownfield Redevelopment (OCBRA) is the first step in making this happen. A Phase I Environmental Site Assessment (ESA) was conducted. The Phase I ESA indicated the need for further evaluation and a Phase II ESA was completed.

The following benefits were achieved:

- The information obtained is needed to move forward with the demolition.
- Information obtained allowed the City to determine a final use of the property.
- The Osceola County Land Bank Authority is using information from the Phase I ESA and Phase II ESA to help obtain funding to demolish the building.



Abandoned, Blighted Property  
Reed City, Michigan

**Current Use:** None; abandoned, blighted, structure

**Past Uses of Property:**

Hotel  
Automobile Garage  
Dry Cleaner

**Brownfield Tools Used:**

Phase I Environmental Site Assessment  
Phase II Site Assessment  
Due Care Plan

**Proposed Use:** Staging area/egress for the White Pines Trail

**Approximate # Jobs within 2 Years:** 0

**Approximate Private, Real Property Investment:** \$0

**Benefits to the Public**

- Future demolition of blighted building
- Removal of safety hazard
- Additional access to White Pines Trail
- Improved community image

**FOR MORE INFORMATION CONTACT THE OSCEOLA COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY AT (231) 832-7397.**