

Memorandum



Date: March 18, 2026
To: Buchanan City Commission
From: Tony McGhee
Subject: Sale of Portion of City Owned Property located at 102 Front Street

Staff is recommending the sale of a portion of the City owned property at 102 Front Street to the owners of the planned Brick and Bloom restaurant.

As shown in Attachment A, which includes a survey of the subject area, the portion of the parcel being requested is located behind the proposed restaurant site. The property owner is requesting this land to support the development and operation of the restaurant. Specifically, the area would be used for outdoor seating, the construction of a walk in cooler, and to establish ADA access to the building.

The parcel currently owned by the City is irregular in shape. Based on staff's review, the proposed sale area does not negatively impact the value or development potential of the remaining City owned property. The portion being requested is not critical to the functionality or future use of the balance of the parcel.

As part of this request, the proposed purchase price will be a \$5,000 donation to the City of Buchanan's Victory Park improvement fund. These funds will be used to enhance the quality of recreational opportunities for residents, providing a direct community benefit as part of this transaction. Additionally, the costs associated with developing the legal description and survey drawings for the proposed transaction have been paid for by the building owner, resulting in no out of pocket expense to the City for this work.

From a broader perspective, this request represents continued investment in our community. The Brick and Bloom project is another example of private investment choosing to locate in Buchanan, which supports our ongoing efforts to strengthen the downtown and expand economic activity in the community. Projects like this activate underutilized spaces, contribute to the vibrancy of the area, and support surrounding businesses.

Additionally, the proposed improvements tied to this request, including outdoor seating and ADA access, will enhance the usability and accessibility of the site while contributing positively to the pedestrian experience downtown.

For the reasons outlined above, staff is recommending approval of the sale of the portion of 102 Front Street as outlined in Attachment A. Staff will return with the necessary documents to complete the transaction upon direction from the Commission.

Attachment A



LINE ADJUSTMENT SURVEY IN "A.R.
 STAPLEY'S ADDITION TO THE CITY OF
 BUCHANAN" IN SECTION 26, T7S, R18W,
 CITY OF BUCHANAN, BERKLEN COUNTY,
 MICHIGAN

PROPERTY OF STAPLEY'S ADDITION, 2008 PARCEL 13



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 CHECKED BY: [Signature]

PLAT NO. 18-00003-01-5



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