RACER Properties in Flint Area

SOLD

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Flint, MI — Overview

- See Northern View map for details
- See Northern-Central View map for details
- See Western View map for details
- See Eastern View map for details
- See Southern-Central View map for details
- See Southern View map for details
Flint, MI — Northern View (Genesee Township)
Flint, MI — Northern-Central View

- Buick City Site
- Flint West

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Flint, MI — Southern-Central View

- Great Lakes Technology Center Industrial Land
- Windiate Lot Land
- Hemphill Industrial Land (Burton, MI)
Flint, MI — Southern View (Grand Blanc Township)

Dort Highway Industrial Land
An 80.35-acre parcel of land, this property is heavily wooded with a man-made pond. The property is bordered on the west by railroad tracks, and was historically used both as a waste disposal site and a source of clean soil for other GM projects.

Remedial cleanup at the site was conducted in 2000, under MDEQ's oversight, to remove materials previously disposed at the site. There are no current environmental concerns identified at the property.
Coldwater Road Landfill Land

Property Information:

Address: 6220 Horton Street, Genesee, MI

Contact for Sale: Bruce Rasher

Acreage: 116.89 acres

Description of Property: Former landfill

Zoning: I-2, Heavy Industrial

Infrastructure: None

RACER ID: 11030

Marketing Brochure: http://bit.ly/1kXXG8Y

Located north of the Coldwater Road Industrial Land, the 116.89-acre parcel includes an approximately 20-acre former landfill and is zoned I-2, Heavy Industrial. The landfill has been closed since 2003. Principal remedial activities include long-term post-closure operation, maintenance and monitoring (OM&M) activities.
Coldwater Road Industrial Land

**Property Information:**

- **Address:** 1245 East Coldwater Road, Genesee, MI
- **Contact for Sale:** Bruce Rasher
- **Acreage:** 118.27 acres
- **Description of Property:** Vacant land with slabs
- **Zoning:** I-2, Heavy Industrial
- **Infrastructure:** None
- **RACER ID:** 13270

Bordered by a CSX rail line to the east and Coldwater Road to the south, the buildings on this 118.27-acre site have already been removed down to the slabs. The property, zoned I-2, Heavy Industrial, offers easy access to Interstate 475.

Environmental remediation at the site principally involves groundwater investigation and will include deed restrictions. Portions of this Property are currently licensed.
Buick City Site

Property Information:

Address: 902 East Hamilton Avenue & 902 East Leith Street, Flint, MI

Contact for Sale: Bruce Rasher

Acreage: 393.663 acres

Description of Property: A vast site with slabs remaining; subdivision of site is available

Zoning: A-2, Single-Family Medium Density; Two-Family Residential; C-1, Multi-Family Walk-up Apartment; D-2, Neighborhood Business; D-3, Community Business; E, Heavy Commercial Limited Manufacturing; G, Heavy Manufacturing; F, Intermediate Manufacturing;

Infrastructure: Sanitary and storm sewers, water, gas, internal roads and parking lots

RACER ID: 11940 & 12950

Brochure: http://bit.ly/1cS8QJF

One of the larger RACER properties, Buick City encompasses 393.663 acres north and south of Leith Street. The parcels are referred to as the Northend and Southend, with Leith Street as the dividing line.

Zoning on or immediately adjacent to the Property includes a mix of Heavy Manufacturing, Heavy Commercial, Business and Residential. The Property provides east access to Interstate 475, has nearby rail lines, and is bordered by the Flint River.

The Property was an active GM manufacturing facility until 2010. Environmental investigation and remediation activities are under way at the Property to address groundwater, historic discharges and other environmental issues. Portions of this Property are being temporarily licensed.
Flint West

Property Information:

Address: Stevenson Street and Glenwood Avenue, Flint, MI 48503

Contact for Sale: Bruce Rasher

Acreage: 4.98 acres

Description of Property:
Various parcels, including an electrical substation

Zoning: G, Heavy Manufacturing

Infrastructure: None

RACER ID: 12990

Marketing Brochure:

RACER owns 4.98 acres of the Flint West property, including the former Building 9 on the south side of the Flint River, and several small rights of way. Kettering University and the Genesee Land Bank own adjoining properties. The former Building 9 property is currently used as an electrical substation. Soil and groundwater investigations are in progress at the site.
Linden Road Landfill Land

Property Information:

Address: 1200 Linden Road, Flint Township, MI

Contact for Sale: Bruce Rasher

Acreage: 28.42 acres

Description of Property: Former landfill now used as soccer fields

Use: Recreational fields

Infrastructure: None

RACER ID: 11020


A 28.42-acre parcel in Flint Township, this former Linden Road Landfill property has been capped with 2.5 feet of soil and converted into soccer fields. It was used as a general waste landfill between the 1930s and 1960s. A gravel road and parking area was built in the center of the site, with fields on either side of the parking lot. Remedial activities include inspection and maintenance of the soil cover.
This 56.21-acre vacant parcel is zoned M-2, General Industrial. A portion of the property was previously used as a landfill and former auto test track, and is located on Davison Road in Burton, Mich. Remediation activities include some additional groundwater investigation and monitoring, evaluation of remedial options, and deed restrictions.

Renaissance Zone tax credits — which make a business virtually “tax free” on a state and local level for up to 15 years — may be available to qualified companies. To view or download a detailed explanation of the program, including a checklist and application, please visit www.racertrust.org/files/Qualified-Eligible-Next-Michigan-Businesses-Package.pdf.
A 10.8-acre parking lot located on the corner of West Atherton Road and South Saginaw Street in Flint, the property formerly served as a landfill and is zoned G, Heavy Manufacturing.

Property Information:

Address: West Atherton Road and South Saginaw Street, Flint, MI

Contact for Sale: Bruce Rasher

Acreage: 10.8 acres

Description of Property: Parking lot

Zoning: G, Heavy Manufacturing

Infrastructure: Paved parking

RACER ID: 12981

Marketing Brochure: http://bit.ly/1cVxNDY
Windiate Land Lot

Property Information:

Address: Pengelly Road and Milton Drive, Flint, MI

Contact for Sale: Bruce Rasher

Acreage: 3.57 acres total

Description of Property: Multiple vacant residential parcels

Zoning: A-1, Single-Family Low Density; A-2, Single-Family Medium Density; B, Two-Family; D-6, General & Highway Commercial Services

Infrastructure: None

RACER ID: 12970

Marketing Brochure: http://bit.ly/1gKxPKA

The Windiate Lot Land includes vacant residential parcels on Milton Drive, Pengelly Road, and adjacent to a 10-acre neighborhood public park known as Windiate Park, located between Pengelly Road and Milton Drive in the city of Flint. The properties were remediated in the 1990s and early 2000s for underground contaminants discovered during soil sampling.
Hemphill Industrial Land

Property Information:

Address: 3289 South Saginaw Street, Burton, MI

Contact for Sale: Bruce Rasher

Acreage: 7.87 acres

Description of Property: Vacant land with partially paved parking lot

Zoning: C-2, General Business

Infrastructure: Partial paved parking lot

RACER ID: 12910


A 7.87-acre parcel of land, a portion of which was historically used as a landfill, the property is currently a vacant, partially paved parking lot on Hemphill Road in Burton, Mich. The property is zoned C-2, General Business. Remediation activities include the completion of the site investigation, evaluation of remedial options, groundwater monitoring and deed restrictions.
Dort Highway Industrial Land

Property Information:

Address: 10800 South Dort Highway, Grand Blanc Township, MI

Contact for Sale: Bruce Rasher

Acreage: 20.44 acres

Description of Property: Vacant parcel adjacent to operating GM facility

Zoning: I-2, General Industrial

Infrastructure: Paved parking

RACER ID: 12960


The 20.44-acre vacant parcel is adjacent to a currently operating GM facility just off South Dort Highway in Grand Blanc Township, and is zoned I-2, General Industrial. Drainage upgrades are in progress, and soil investigations are ongoing.