



MICHIGAN STATE UNIVERSITY
BOARD OF TRUSTEES
Executive Action Summary

Budget & Finance – Attachment 5

Committee Name: Budget & Finance

Date: December 12, 2025

Agenda Item: Sale and Ground Lease of Property – 195 Crescent Road, East Lansing, Michigan

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Information

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Review

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Action

Resolution:

BE IT RESOLVED, that the Board of Trustees of Michigan State University hereby authorizes the Administration to sell the building located at 195 Crescent Road, East Lansing, to the MSU Research Foundation or its wholly-owned subsidiary for \$6,500,000 and enter into a long-term ground lease for the land on which the building and adjacent parking lots are located upon such terms and conditions as may be acceptable to the President or the President's designee.

Recommendation:

The Trustee Committee on Budget & Finance recommends that the Board of Trustees authorize the sale and subsequent ground lease of property located at 195 Crescent Road in East Lansing, Michigan.

Prior Action by BOT:

This resolution supersedes prior action by the MSU Board of Trustees on September 6, 2024, to enter into a long-term ground lease with MSU Research Foundation to construct a new headquarters facility on five acres of land within the Crescent Road redevelopment area.

Responsible Officers:

Daniel Bollman, Vice President for Strategic Infrastructure Planning and Facilities

Barbara J. Kranz, Assistant Provost and Executive Director, Institutional Space
Planning and Management

Summary:

The MSU Real Estate Office recommends selling the building to the MSU Research Foundation or its wholly-owned subsidiary and entering into a long-term ground lease. The MSU Research Foundation plans to relocate their headquarters from currently leased space. The MSU Innovation Center, and a unit

of MSU IT, are planned to be housed in the building, alongside the MSU Research Foundation, advancing the common interests shared with MSU, allowing for collaborative corporate development to advance MSU research. The Foundation will provide MSU with 8,000-11,000 square feet of space for continued IT operations and the MSU Innovation Center. The space occupied by MSU staff is subject to terms and conditions not yet finalized and are anticipated to provide significant savings in lease costs for the MSU Innovation Center as a function of the purchase price. The remaining staff will be relocated to locations that support their operational needs and collaboration with related teams.

Background Information:

The building was constructed, owned and operated by the MSU Federal Credit Union as its headquarters under a ground lease with MSU. Upon MSU Federal Credit Union's relocation to its new headquarters in 2008, they leased to various tenants including IBM which began leasing space in 2009. MSU purchased the building from MSU Federal Credit Union in 2016, continuing the IBM lease, until 2021. MSU currently uses the property for IT staff and to accommodate transitional space needs.

Source of Funds:

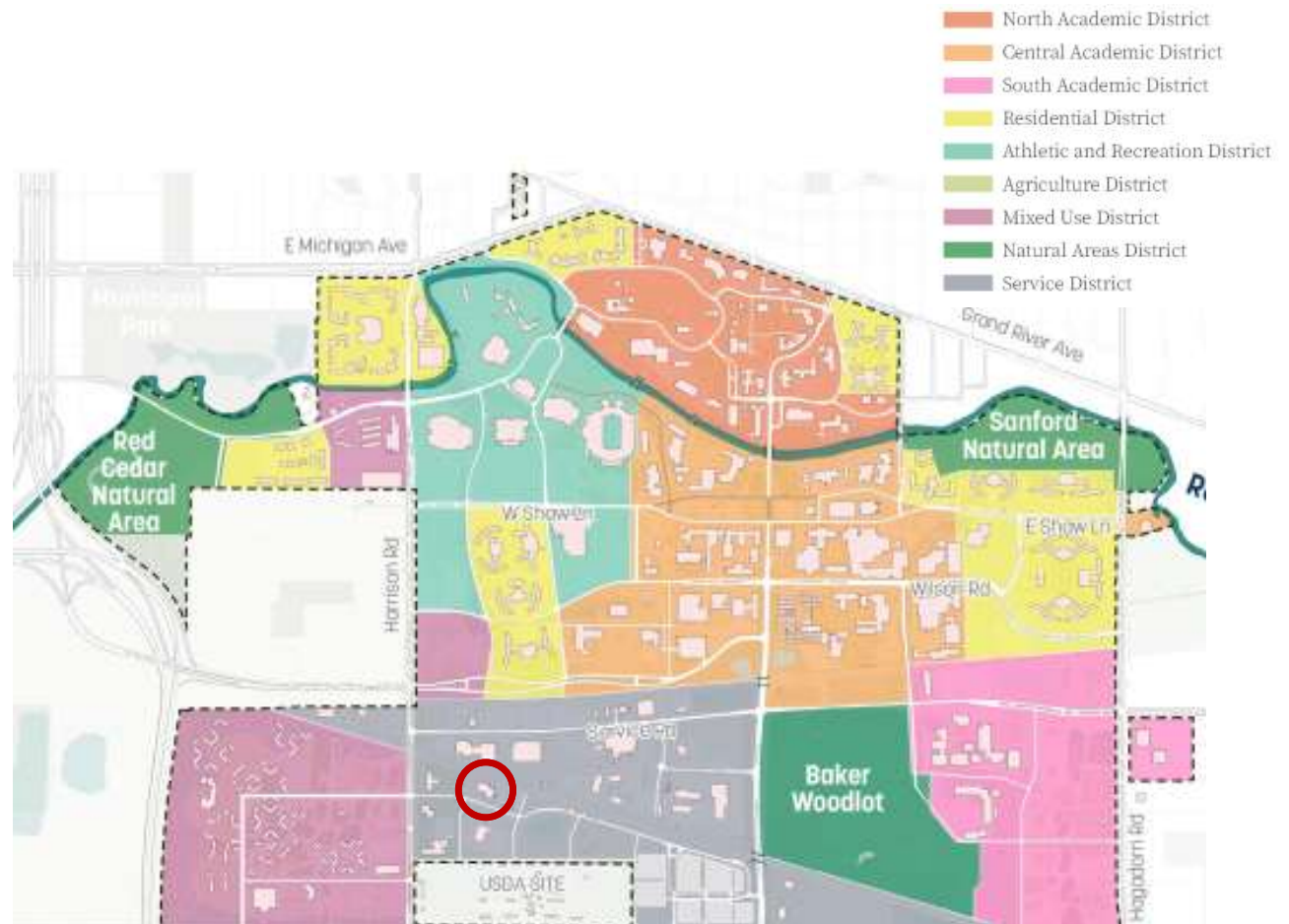
Not Applicable.

Resource Impact:

The income from the sale of the property will be used in alignment with MSU 2030 Strategic Plan initiatives. The sale of the property reduces MSU's operating expenses and future capital investment requirements.

Sale and Ground Lease of Property

195 Crescent Road, East Lansing, MI



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