

Introduced by \_\_\_\_\_ Council Bill No. R 58-07

**A RESOLUTION**

setting a public hearing on the proposal to purchase land located south of Gans Road, adjacent to the Philips Park and Rock Bridge State Park, for a regional park.

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF COLUMBIA, MISSOURI, AS FOLLOWS:

SECTION 1. A public hearing will be held in the Council Chamber of the Daniel Boone Building, 701 E. Broadway, Columbia, Missouri, on March 19, 2007 to consider the purchase of approximately 320 acres of land located south of Gans Road, adjacent to the Philips Park and Rock Bridge State Park, for a regional park. The purchase price is \$8,000,000.00 which would be paid from park sales tax funds. All citizens and interested persons will be given the opportunity to be heard.

SECTION 2. The City Clerk shall have notice of this hearing published in a newspaper of general circulation in Boone County.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

ATTEST:

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Mayor and Presiding Officer

APPROVED AS TO FORM:


\_\_\_\_\_  
City Counselor

Source

Mike Hood



**TO:** City Council

**FROM:** City Manager and Staff 

**DATE:** February 23, 2007

**RE:** Acquisition of Land for a Regional Park

Fiscal Impact

YES x

NO

Other Info.

**Summary:** City staff is requesting authorization to proceed with acquisition of a 320 acre tract of land for the purpose of developing a regional park. The need for the acquisition of a new regional park was identified in the City's *Parks, Recreation and Open Space Master Plan, 2002 Facility Needs Update*. The property being acquired is currently owned by the Crane family and is located in the southeast part of the community, just south of Gans Road, and adjacent to both the City's Philips Park and the State of Missouri's Rock Bridge State Park. Staff has negotiated a contract for sale (copy attached) of the property at a purchase price of \$8,000,000. This ordinance, if approved, would authorize the City Manager to sign the contract for sale on behalf of the City. Funding for this acquisition will come from the Park Sales Tax.

**Project Description:** This proposal to proceed with the acquisition of land for a new regional park in the southeast part of the community is the result of an identified need for such a facility in the City's *Parks, Recreation and Open Space Master Plan, 2002 Facility Needs Update*. This plan, which looked at residential growth projections for the City and analyzed future needs for additional park land, recreation facilities, and recreation programs concluded that there was a significant need for the City to pursue the acquisition of a major new land base which could be developed for active recreational use. Specifically, the plan called for the acquisition of land that could be developed with athletic fields for use by the City's growing youth and adult sports programs. The proposed acquisition of the 320 acre Crane property not only meets those needs but also preserves a significant amount of high quality natural area land along the drainage of Gans Creek. In addition, the property adjoins the City's existing 140 acre Philips Park located immediately north of the site, and shares a common border with the State of Missouri's Rock Bridge State Park along its southwest property lines.

City staff has been negotiating with the Crane Family for the purchase of this site for some time and has recently reached agreement on a proposed contract for sale. Under the terms of the proposed contract, the purchase price of land will be \$8,000,000. The City anticipates using \$4.3 million in existing Park Sales Tax and Capital Fund balance for the purchase. The remaining purchase price and related acquisition costs of \$3,775,000 will be financed. Park Sales Tax funds will be used to pay off the financed amount. The contract for sale also provides that the City will complete an environmental assessment of the property prior to closing and that the Crane family will have the right to occupy their personal residences for up to one year following closing.

Staff is recommending that the Council schedule a public hearing on the proposed acquisition for the March 19<sup>th</sup> Council meeting. Following the public hearing, if the Council concurs that the City should proceed with the proposed acquisition, the ordinance authorizing the City Manager to sign the contract for sale should be passed.

**Recommended Council Action:** Approve the resolution scheduling a public hearing for the March 19<sup>th</sup> Council Meeting. Following the public hearing, approve the ordinance authorizing the purchase of the property.

# Philips & Crane Properties

NIFONG BLVD

BEAR FIELD ROAD

Philips Property  
140± acres

Active  
Recreation  
Area

U.S. 63  
PONDEROSA ST

GANS ROAD  
FUTURE

WOODHAVEN  
FUTURE

GANS ROAD  
FUTURE

OLD GANS ROAD  
FUTURE  
(EXISTING GANS ROAD)

BEAR FIELD ROAD

Crane Property  
320± acres

GANS CREEK  
ROAD

BONNE FEMME  
CHURCH ROAD

BONNE FEMME  
CHURCH ROAD

