



REQUEST FOR COUNCIL ACTION

MEETING DATE: May 16, 2022
PREPARED BY: Chuck Stifter, parks and recreation director
AGENDA ITEM: Purchase Agreement – Springer Property

PREVIOUS ACTIONS:

Council, at their June 3, 2019 meeting, adopted Resolution 19-068 approving the 105th Avenue North Growth Area Master Plan

RECOMMENDED COUNCIL ACTION:

Motion approving Purchase Agreement with Griff and Cherlyn Springer for Parcel No. 05-119-22-13-0004 subject to final approval of the City Attorney and the Parks and Recreation Director.

COMMENTS:

In order to complete the development of a neighborhood park in Park Service Area 5 the Parks and Recreation Board at their August 20, 2020 meeting recommended the Council acquire three parcels. The first being the Tonn property located at 16530 105th Avenue North, which at their Sept 8, 2020 meeting the City Council approved the acquisition. The second being the Love property located at 16640 105th Ave North, which at their October 5, 2020 meeting the City Council approved the acquisition. The third being the Springer property located at 10620 Dunkirk Lane under consideration this evening.

In June 2019 the Council complete a study and adopted the 105th Avenue Area Growth Master Plan identifying the land use of the area including the desired location for the future neighborhood park. The preferred site consisted of three parcels at the northeast corner of 105th Avenue and Dunkirk Lane. The parcels are a mix of wooded upland and wetland with 10.7 acres of buildable land for park purposes.

There are a number of benefits to the City's park system that would accompany ownership of the parcel:

1. Allows for the planning and development of a neighborhood park serving Park Service Area 5;
2. The mature trees and natural wetland provide an opportunity to protect some valued

- natural resources along the 105th Ave corridor; and
3. The developable portion of the parcel can be combined with two adjoining parcels to the south and southeast, totaling nearly 11 developable acres and 4 wetland acres for a future park site that will serve the area well.

The purchase price for the 4.35 acres is \$465,000.00. The Seller is allowed to stay in the home rent free for 12 months after the closing date. Funding for the acquisition would come from the Park Development Fund, which is supported by park dedication fees.

ATTACHMENTS:

Attachment A: Purchase Agreement