

Memorandum



CITY OF DALLAS

DATE January 9, 2019

TO Honorable Members of the Quality of Life, Arts & Culture Committee: Sandy Greyson (Chair), Mark Clayton (Vice Chair), Rickey D. Callahan, Jennifer S. Gates, Scott Griggs, B. Adam McGough, Omar Narvaez

SUBJECT **Oak Cliff Founders Park – Land Exchange**

The Park and Recreation Department plans to schedule an item on the Addendum for the January 23, 2019 City Council meeting that concerns a potential land exchange of a portion of Oak Cliff Founders Park with an adjacent property owner.

The City has long desired to reconfigure the boundaries of Oak Cliff Founders Park to facilitate better management and use of the park. A land exchange of approximately 59,799 square feet (1.37 acres) of land contained within Oak Cliff Founders Park, located at 900 North Marsalis Avenue for land area of equal size with an adjacent landowner would meet this goal and provide for a safer, better configured, effective, and functioning park.

In accordance with Section 253.001 of the Texas Local Government Code, any sale and conveyance of park land, which is a park or part of a park that is greater than two acres in size, must be approved by the voters of the municipality where the park land is located. A sale includes an exchange and land acquired by the City in the exchange must be dedicated as municipal parkland. Additionally, in accordance with the Texas Parks and Wildlife Code, Chapter 26 (Sections 26.001 through 26.004) the City Council must advertise and hold a public hearing on the change of use of parkland. Chapter 26 applies to an exchange.

This item is to request the City to 1) authorize a public hearing on February 27, 2019 to receive comments and Council action, pursuant to Chapter 26 of the Texas Parks and Wildlife Code, on the proposed land exchange of a portion of approximately 59,799 square feet (1.37 acres) of parkland, located at 900 North Marsalis Avenue for adjacent land area of equal size to allow for reconfiguration of Oak Cliff Founders Park for safer and efficient park management to better serve Dallas residents; and 2) authorize an ordinance ordering a special election to be held in the City of Dallas on Saturday, May 4, 2019, for the purpose of submitting to the qualified voters a proposition of conveying by exchange approximately 59,799 square feet (1.37 acres) of parkland within Oak Cliff Founders Park, located at 900 North Marsalis Avenue for abutting land of equal size to allow for reconfiguration of Oak Cliff Founders Park for safer and efficient park management to better serve Dallas residents.

DATE January 9, 2019
SUBJECT Oak Cliff Founders Park – Land Exchange

If voters approve the referendum, after complying with notice and bidding requirements for an exchange, the terms of the exchange will have to be negotiated and a separate City Council action will be required to authorize and consider the actual land exchange. The special election that is necessary to facilitate the authorization for potential land exchange would be scheduled on May 4, 2019, along with the general election. Staff recommends approval of this action.

This item will be briefed to the Park and Recreation Board on January 10, 2019 for consideration.

If you have any questions, please do not hesitate to contact me at (214) 670-4074.



Willis Winters, FAIA
Director
Park and Recreation Department

c: T.C. Broadnax, City Manager
Chris Caso, City Attorney (I)
Carol Smith, City Auditor (I)
Billerae Johnson, City Secretary
Preston Robinson, Administrative Judge
Kimberly Bizer Tolbert, Chief of Staff to the City Manager
Majed A. Al-Ghafry, Assistant City Manager

Jon Fortune, Assistant City Manager
Joey Zapata, Assistant City Manager
Nadia Chandler Hardy, Assistant City Manager and Chief Resilience Officer
M. Elizabeth Reich, Chief Financial Officer
Directors and Assistant Directors