

Business Item 2019-345

# Park Acquisition Opportunity Fund Grant for Rush Creek Regional Trail, Higgins

*Three Rivers Park District*

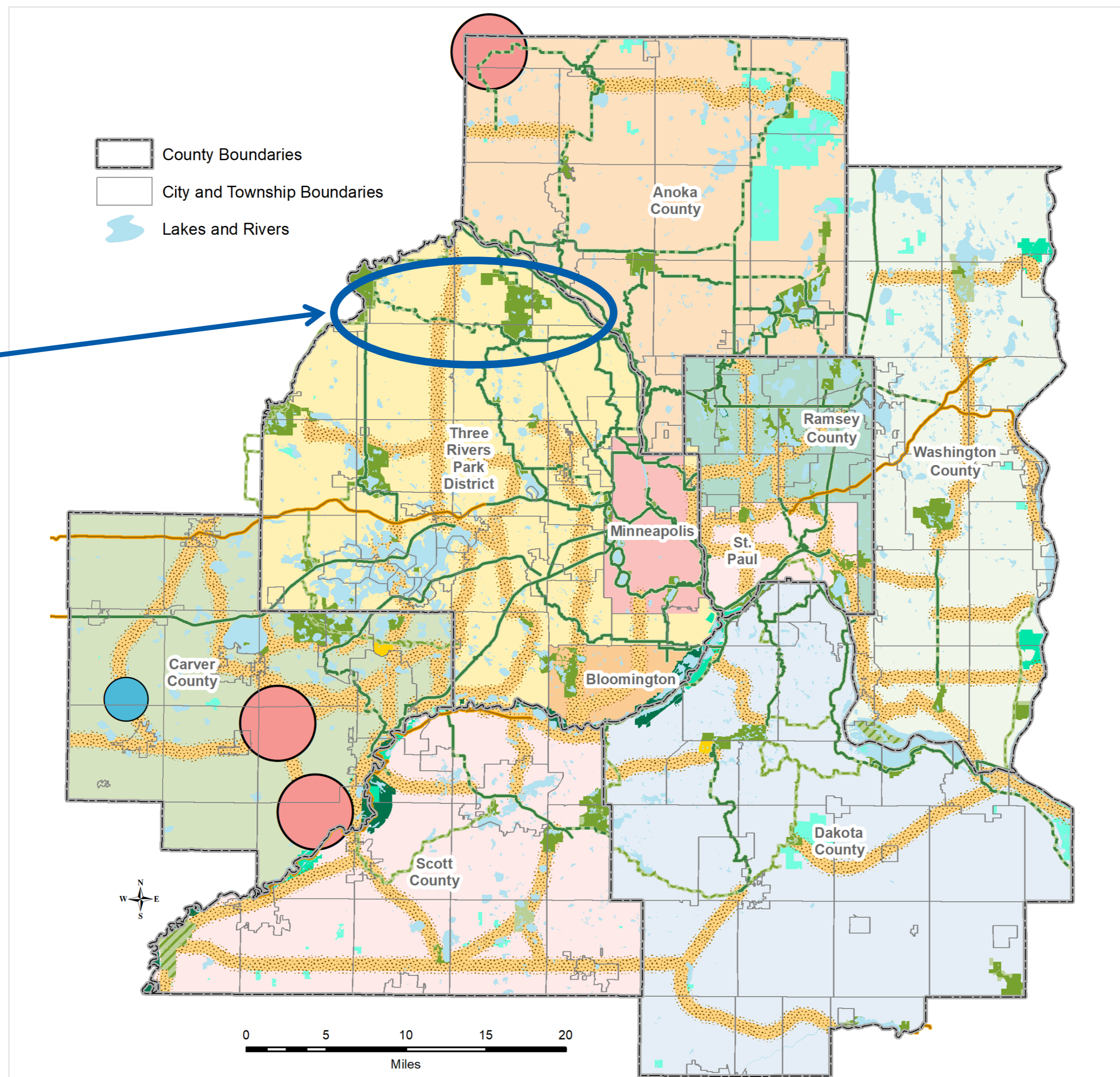
December 16, 2019

Community Development Committee


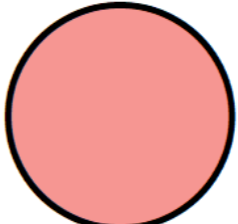














# Regional Parks System Plan Map

Rush Creek  
Regional  
Trail



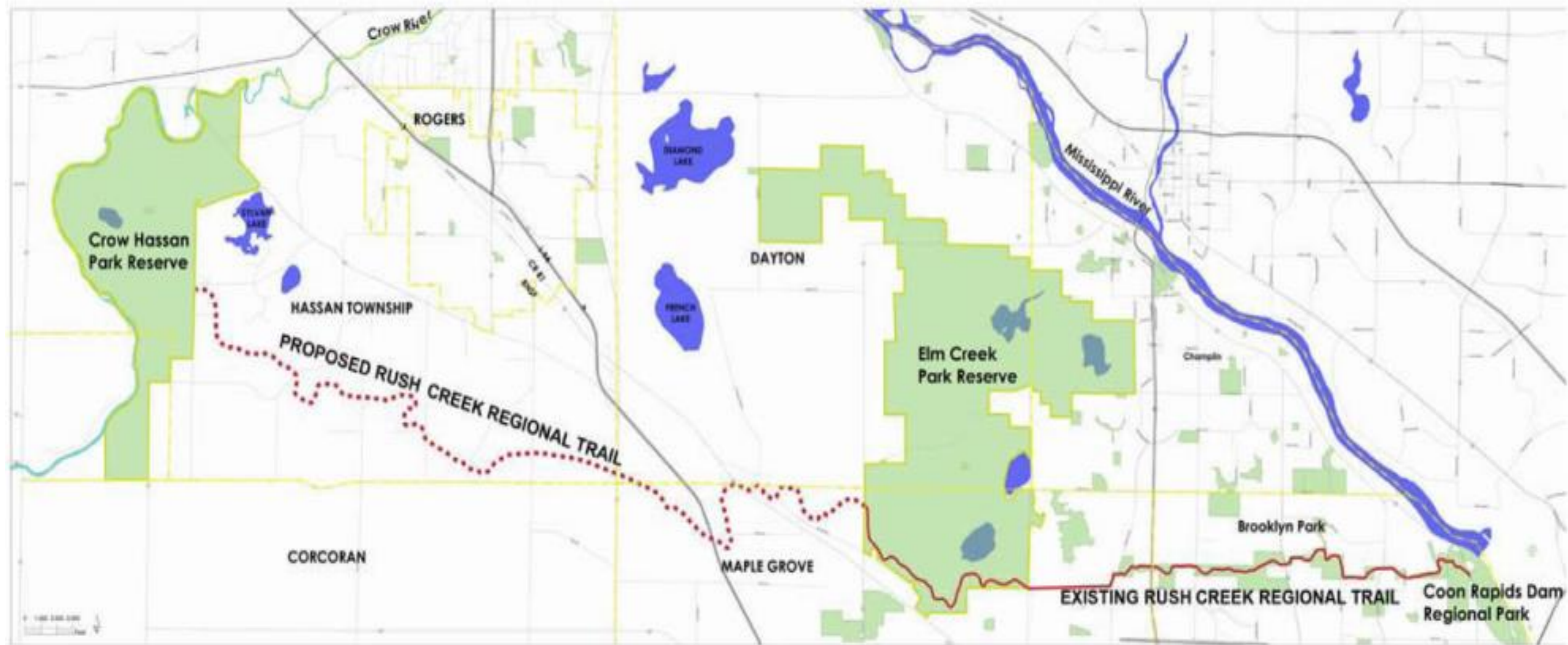
## Regional Park Search Areas and Regional Trail Search Corridors

-  Park Boundary Adjustments
-  Park Search Areas
-  Regional Trail Search Corridors
-  Existing State Trails
-  Regional Parks (Not Open to the Public)
-  Planned Parks (Not Open to the Public)
-  Regional Trails (Open to the Public)
-  Regional Trails (Not Open to the Public)
-  Planned Regional Trails (Not Open to the Public)
-  State Wildlife Management Areas
-  State Parks
-  MN Valley National Wildlife Refuge
-  Minnesota Valley State Trail and Recreation Area
-  Special State Recreation Features

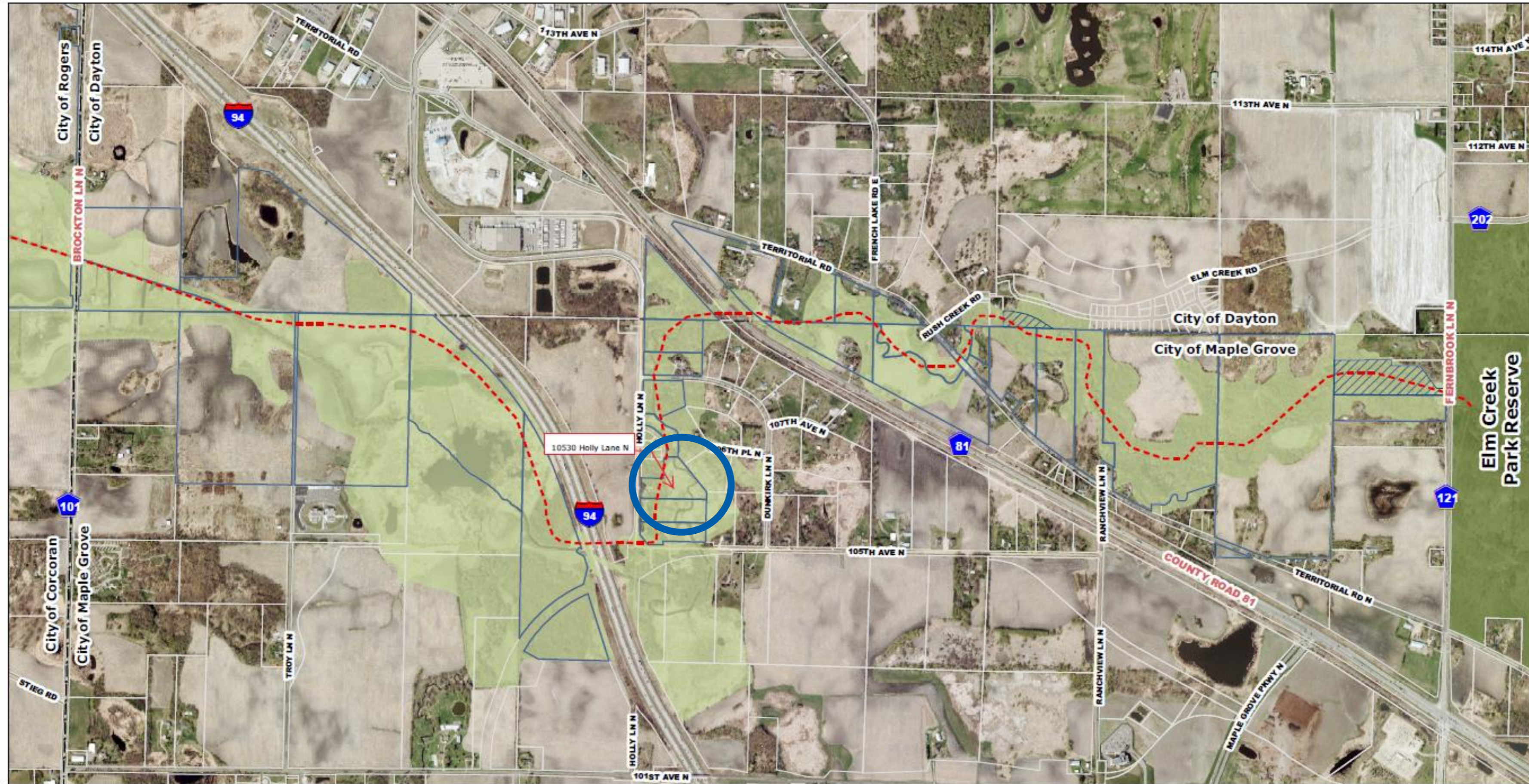


METROPOLITAN  
COUNCIL

# Rush Creek Regional Trail

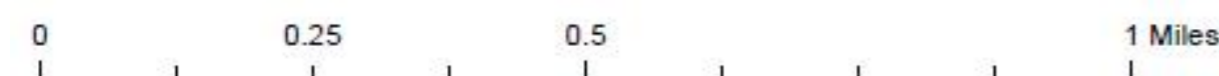


# Rush Creek Regional Trail

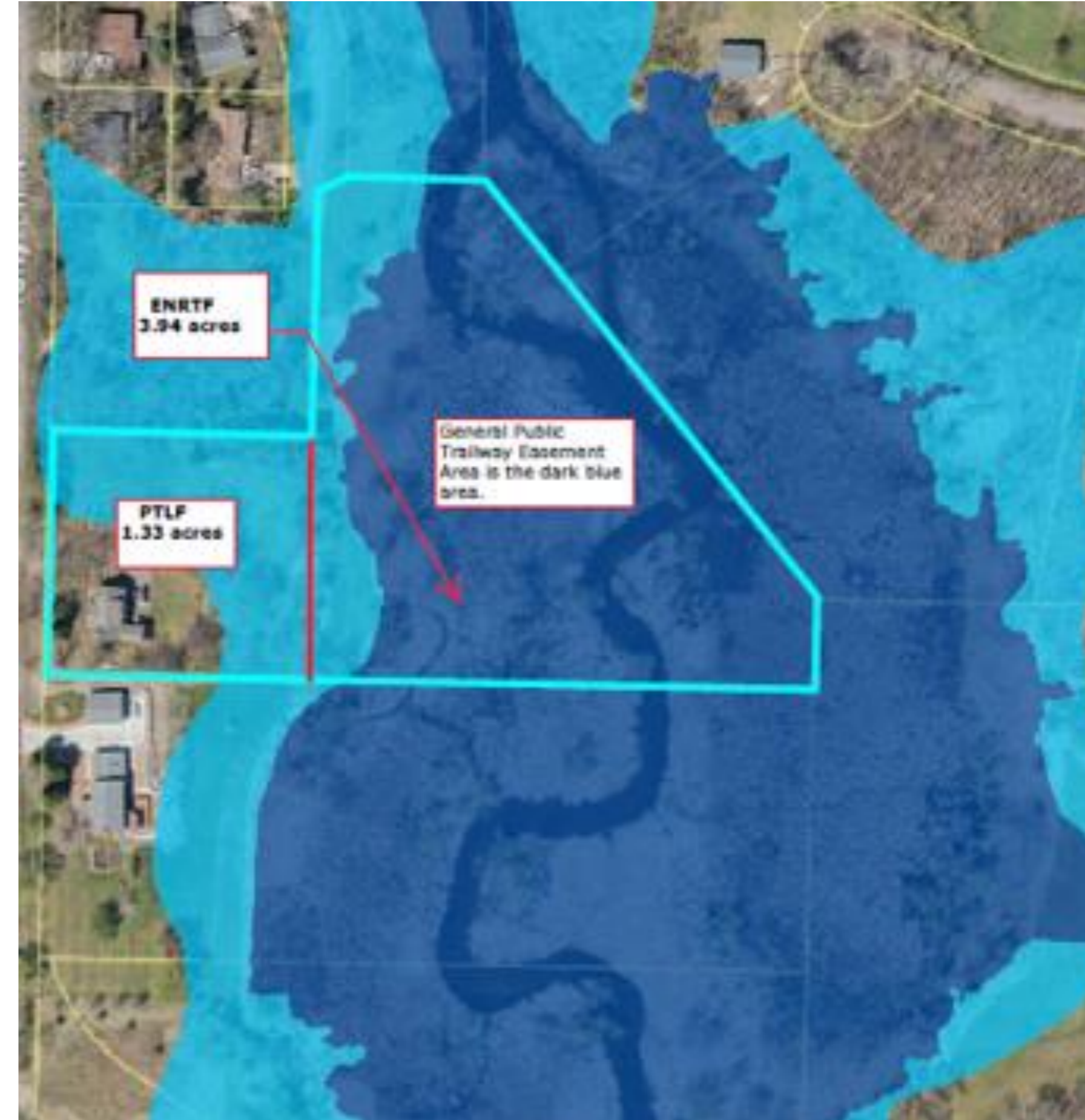


## Rush Creek Regional Trail Greenway Corridor

- - - Future Rush Creek Regional Trail Route
- Rush Creek Regional Trail Greenway Property Rights: Three Rivers Park District
- Rush Creek Regional Trail Greenway: Potential Properties of Interest
- Natural Resource Corridor
- Parcels
- City
- Park Boundary



# Higgins Parcel



# Higgins parcel project budget and grant structure

Budget item	Requested amount
Purchase price	\$491,170
Due diligence (appraisal)	\$2,700
Holding and closing costs, taxes	\$9,900
Phase I environmental site assessment	\$2,400
Stewardship (including building removal and site restoration)	\$100,000
<b>Total costs</b>	<b>\$606,170</b>

Grant Structure	Amount
Parks and Trails Legacy Fund PAOF	\$261,555
Council Bonds	<u>\$174,370</u>
Grant Amount	\$435,925
Local Match (28%)	\$170,245
<b>Total Costs</b>	<b>\$606,170</b>

# Rationale for recommendation

- Consistent with:
  - The *2040 Regional Parks Policy Plan*;
  - State fiscal year 2020 Parks and Trails Legacy Fund (PTLF) appropriation requirements;
  - The Rush Creek Regional Trail master plan; and
  - Three Rivers Park District is within its \$1.7 million-per-year limit for PTLF PAOF funding.

# Recommendations

- Approve a grant of up to \$435,925 to Three Rivers Park District for the 5.27-acre Higgins parcel located at 10530 Holly Lane North in the City of Maple Grove for Rush Creek Regional Trail;
- Authorize the Community Development Director to execute the grant agreement and restrictive covenant on behalf of the Council;
- Consider reimbursing Three Rivers Park District up to \$170,245 from its share of a future Regional Parks Capital Bonding Program; and
- Inform Three Rivers Park District that the Council does not under any circumstance represent or guarantee that the Council will grant future reimbursement and that expenditure of local funds never entitles a park agency to reimbursement.