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From the Interim Director, Department of Parks, Recreation, and Culture, requesting authorization to execute a land swap agreement between Milwaukee County, the City of Oak Creek, and the Capstone Quadrangle, doing business as Ryan Business Park, LLC., which includes the disposition of 27.09 acres of land currently zoned as parkland, and the acquisition of 59.57 acres of land in the City of Oak Creek, by recommending adoption of the following:

A RESOLUTION

WHEREAS, Milwaukee County (the County) is the owner of Parcel #9059994001 located at 9600 South 13th Street in the City of Oak Creek (the City), which is currently a leased agricultural field without public access; and

WHEREAS, the Department of Parks, Recreation, and Culture (DPRC) does not provide a public benefit at the parcel that it currently owns and desires the acquisition of adjacent parcels to increase public benefit and to support the department's mission; and

WHEREAS, these increased public benefits include the preservation of a secondary environmental corridor and wetlands that connect the Root River and Oak Creek watersheds, and the management of an existing natural area containing a designated critical species habitat; and

WHEREAS, additional public benefits include the potential addition of a neighborhood park with future bicycle and pedestrian trail connections to be funded and maintained by the City; and

WHEREAS, the overall land swap agreement would result in the County obtaining 59.47 new acres of land, and divesting of 27.09 acres of land to Capstone Quadrangle, while retaining 18 acres along the Oak Creek and adjacent wetlands; and

WHEREAS, in recognition of DPRC's financial challenges and the ongoing need to assess the financial impact of real estate decisions on the DPRC's ability to maintain its assets, this land swap agreement does not obligate the County to any new expenditures or maintenance obligations; and

WHEREAS, the land swap agreement was discussed and recommended for approval by the Consolidated Facilities Plan Steering Committee, at its meeting of February 1, 2018, pending further environmental review of the site, which will occur as a condition of the Term Sheet; and

44 WHEREAS, the Committee on Parks, Energy, and Environment, at its meeting of
45 March 13, 2018, recommended adoption of File No.18-187 (vote 3-1); now, therefore,
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47 BE IT RESOLVED, the Milwaukee County Board of Supervisors hereby
48 authorizes the Department of Parks, Recreation, and Culture, the Department of
49 Administrative Services, the Office of Corporation Counsel (OCC), and any other
50 Department that may be necessary to execute and record all documents and perform
51 all actions as required to execute the proposed land swap agreement as described in
52 the Term Sheet attached to this file; and
53

54 BE IT FURTHER RESOLVED, the Term Sheet outlines the general peramaters
55 of the land swap agreement nd any change to ownership of land either sold or acquired
56 by Milwaukee County within this land swap agreement will be subject to finalization by
57 the OCC; and
58

59 BE IT FURTHER RESOLVED, the County Executive and County Clerk are
60 authorized to execute any required documents regarding the execution of this
61 resolution.
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65 03/13/18
66 S:\Committees\2018\Mar\PE&E\Resolutions\18-187 Capstone Quadrangle Land Swap.doc