

## AGENDA



Thursday, April 30, 2009

**Contract and Land Management  
RECOMMENDATION FOR COUNCIL ACTION****Item No. 6**

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**Subject:** Authorize the acquisition of two conservation easements consisting of approximately 1,900 acres of land located in Hays County, Texas, and fronting on Hwy 967, from the Dahlstrom Family Limited Partnership in a total amount not to exceed \$1,000,000 from the November 6, 2006, bond package, Proposition 2 Open Space Program.

**Amount and Source of Funding:** Funding is available in the Fiscal Year 2008-2009 Capital Budget of the Watershed Protection and Development Review Department.

**Fiscal Note:** A fiscal note is attached.

**For More Information:** Junie Plummer 974-7085; April Thedford 974-7141

**Prior Council Action:** August 7, 2008 – Council authorized the negotiation of a conservation easement.

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The City of Austin in partnership with Hays County and Hill Country Conservancy (HCC) are leveraging funds to purchase two Conservation Easements (CE) from the Dahlstrom Family Limited Partnership, the owners of a ranch consisting of approximately 2,200 acres. The Dahlstrom Ranch is entirely on the Barton Springs Recharge Zone of the Edwards Aquifer and is in Hays County along FM 967.

The purchase price is \$9,900,000 for two CEs consisting of approximately 1,900 acres. Hays County is paying \$4,900,000, HCC is using \$4,000,000 in federal grant dollars from the Natural Resource Conservation Service (NRCS), U.S. Department of Agriculture and the City is contributing \$1,000,000.

The first CE is approximately 742 acres and is the portion of the acquisition being funded by NRCS through the Farm and Ranch Lands Protection Program (FRPP). The second CE is approximately 1,158 acres and will contain a public access lease on approximately 372 acres for hiking and nature tours. A third CE, will be placed on the remaining 375 acres of the ranch where an active rock quarry is operating under an existing 50 year lease. This third easement will be donated by the Dahlstrom Family Limited Partnership.

The CEs will protect significant natural areas, preserve open space, protect natural resources and maintain or enhance water quality. There are abundant upland recharge features on the property and 1.75 miles of Onion Creek frontage which play a significant role in water quality and quantity.

An independent third party appraiser has determined that the current fair market value exceeds the partnership's purchase price.