

Documented History of Kanapaha Botanical Gardens, Summer House, and Annexation Activity

UPDATED - 3/7/2005

Document Number (letters have no significance)	Date	Action	Summary
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1 May 12, 1997 City Commission Action

File Number 961114: City Commission authorized the General Manger for Utilities or his designee to execute the agreement with Kanapaha Botanical Gardens for GRU to provide utility services, donations, and construction-in-aid to the Summer House. Appropriation's for this agreement will be \$118,000 in the FY 97/98 budget and \$5,000 per year for 5 years in the future.

2 January 26, 1998 City Commission Action

File Number 970794: The City Commission authorized the Mayor-Commissioner to present a \$25,000 donation to representatives from the Kanapaha Botanical Gardens. Funds for this project were provided in GRU's FY 97/98 budget.

3 February 14, 2000 City Commission Action

File Number 991059: City Commission heard a presentation from Kevin Grosskopf, GRU Commercial Analyst, regarding a new agreement with the NF Botanical Society, Inc. and authorized the General Manager to negotiate/execute a contract with NFBS. (There is no mention of consent to annex in this item.)

3A May 18, 2000 County Manager letter to W. Bowers

Request from County in regards to Parks and Recreation issues, including potential delay in funding for Summer House; Attachment from ACPW Director Matt Dominy

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4	June 20, 2000	Letter from Raymond "Skip" Manasco to City Manager	GRU forwards copies of 1) Agreement relating to responsibilities of the parties for the "Summer House"; 2) Electrical Service Contract, and 3) Consent to Annexation. Consent to Annexation has not been submitted to the County as of this date.
5	July 7, 2000	Letter from Raymond "Skip" Manasco to County Manager, and Don Goodman, Director of Kanapaha Botanical Gardens	GRU sends courtesy copies of the unsigned project Agreement and Utility Contract, and Consent to Annexation forms to County Manager. (CC: Kurtz, Bowers)
5A	July 25, 2000	County Commission Action Item	See Blue Sheet - County Manager proposes rejection of annexation agreement based upon the inclusion of Mr. Goodman as a party to the agreement.
5B	October 24, 2000	County Manager letter to W. Bowers	Informing City of Counties approved annexation policy and future annexation summit
6	November 13, 2000	City Commission Action	File Number 000672: City Commission adopts "Consent to Incorporate" Policy.
7	December 13, 2000	W. Bowers letter to County Manager	Letter details two objections from County Manager - 1) The City does not have a standard policy requiring annexation agreements from GRU customers receiving special benefits; 2) County is opposed to entering into a three party annexation agreement with the City and Kanapaha Botanical Gardens. City Manager addresses both concerns - 1) City Commission action on November 13; 2) Offering to enter into a two party agreement with the County for annexation.

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8	January 12, 2001	County Manager letter to W. Bowers	County Manager supports annexation of this property; refers it to the County Annexation Team.
9	February 14, 2001	W. Bowers letter to County Manager	Confirms the understanding between the City and County on review of plans, issuance of permits, inspection responsibility, and waiver of fees for such.
10	May, 2001	GRU contract with NF Botanical Society	
11	May 14, 2001	City Commission Action	File Number 001160: City Commission adopts annexation ordinance for South West Property (Split Rock Park).
12	May 25, 2001	W. Bowers letter to County Manager	Letter informs County Manager of SW Property annexation.
13	July 26, 2001	W. Bowers letter to County Manager	Notifies County Manager that Kanapaha is contiguous. Refers to letters of May 25, 2001 and February 14, 2001. Confirms discussion at Mayor-Chair meeting of July 2, 2001, and encloses a petition for annexation.
13A	August 10, 2001	County Manager letter to W. Bowers	Notifies City Manager that County will be processing request to voluntarily annex Kanapaha Park.
14	August 27, 2001	Email from Ernie Taylor to Ken Zeichner	Outlines details to Ken Zeichner for County Annexation Team including financial contribution to Summer House.

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- 15** September 4, 2001 County's Community Planning Group meeting

County Annexation Team proposes that approximately 39 other properties are annexed into the City at the same time. Some of these properties are City owned. In addition, the County Annexation Team details other concerns and comments on the City's Urban Services Report.
- 16** October 9, 2001 County Commission Action

See Blue Sheet of BOCC Agenda Packet.
- 16A** October 15, 2001 Letter from Don Goodman to Mike Kurtz

States that NFBS, Inc. is pleased to hear that the City and County have agreed to negotiate the annexation agreement in order to release funds to Summer House; attached at the recommendation of County Manager are invoices for the funding.
- 17** November 19, 2001 Letter from Dave Newport, BCC Chair

Lists requirements outlined by County Annexation Team, and presented to BOCC. These requirements are:

 - > *Compactness and the orderly transition/annexation of this and surrounding properties into the City.*
 - > *County's continued ownership and control of the Kanapaha Botanical Gardens Property*
 - > *No building inspection fees to be assessed to the County*
 - > *The County and City review plans, and inspection responsibility remain with the County (see letter from WB dated Feb. 14, 2001)*
 - > *No fees be assessed under the City's Stormwater Management Utility*

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17 continuation	November 19, 2001	Letter from Dave Newport, BCC Chair	<ul style="list-style-type: none"> > <i>The terms of additional extensions of potable water and sanitary sewer facilities by GRU to other portions of the County property</i> > <i>Provision of transit service by RTS to the property and increased service to the Archer Road corridor.</i> > <i>Provision by the City of a timetable for annexation of surrounding properties and the preparation of an Urban Services Report for this and surrounding properties the City will be considering for annexation.</i> > <i>Negotiations with the City should include a timetable by which this property and future annexations will be proposed in compliance with the County's annexation policies, particularly with respect to developing a density triggered annexation program as indicated in Item #8 of the County's approved Annexation Policy.</i>
17A	December 17, 2001	W. Bowers letter to Assistant County Manager	<p>Appoints Heidi Lannon as City staff contact; asks for the process to move expeditiously in order for City to complete funding to Summer House.</p>
17B	January 31, 2002	Email from W. Bowers in response to Don Goodman's email dated January 14, 2002	<p>City Manager commits to making a recommendation to City Commission to make an exception to "Consent to Incorporate Policy" for Summer House in order for GRU to complete financial commitment.</p>
17C	February 21, 2002	Email from Don Goodman to W. Bowers	<p>NFBS, Inc. requests \$5,000 contribution for operating expenses every year for next five years be changed from starting in 1998 to starting in 2002.</p>

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18	February 25, 2002	City Commission Action	Temporarily waives the requirement to incorporate.
19	March 8, 2002	Meeting with Mark Hill, Heidi Lannon, Wayne Bowers	Agree that a joint letter will be considered after the March 19th City/County meeting.
NB	April 2, 2002	Meeting with Mark Hill, Heidi Lannon, Wayne Bowers	
20	June 27, 2002	City staff and County Annexation Team meeting	Agreement that a joint letter from Mayor and Chair of BOCC be sent to adjacent and surrounding property owners.
20A	June 28, 2002	County Annexation Team Meeting	Agenda listing Kanapaha Annexation under Old Business;
21	July 1, 2002	Joint letter delivered to the County	
22	July 26, 2002	Email from Assistant County Manager to H. Lannon	Commits to putting the revised letter on the agenda for the next Annexation Team meeting.
23	January 19, 2005	B. Lipscomb letter to County Manager	Requests County to execute Petition for Voluntary Annexation within 60 days
24	January 31, 2005	County Manager letter to B. Lipscomb	Two issues highlighted - 1) NFBS can not commit the County to annexing the property; 2) Commissioner Newport's letter with requests and specifies that the City does not have the option of satisfying a simple "majority" of the issues.

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Additional Documentation

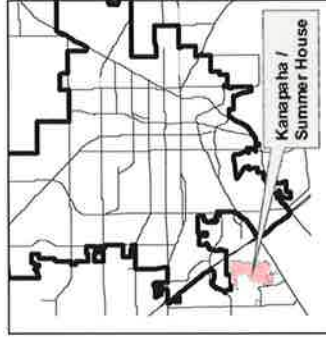
A	August 30, 2001	Email from R. Sumwashe to H. Lannon	No SMU fees expected for Kanapaha parcels
B	March 3, 2004	Email from GPD to B. Lipscomb	No financial impact to GPD if Kanapaha Botanical Gardens annexed
C	N/A	Map of County Property - Kanapaha Gardens and Summer House	
D	N/A	Map of County Property and Adjoining City Property	

Kanapaha Botanical Gardens/ Summer House Property



Legend

-  Alachua County Property
-  City Limits



Prepared by the
Dept. of Community Development
July 2008
File: MikeE_2008\Kans\Kans_SummerHouse_3-4

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