



Mayor Robert E. Simison
City Council Members:
Luke Cavener, President
Liz Strader, Vice President
Brian Whitlock
Doug Taylor
John Overton
Anne Little Roberts

September 24, 2024

TO: Meridian City Council
Mayor Robert E. Simison

FROM: Steve Siddoway, Parks and Recreation Department Director
Emily Kane, Deputy City Attorney

RE: Transfer of WARD Assets to City of Meridian

This memorandum is provided to recap the plan to transfer assets held by the Western Ada Recreation District (“WARD”) to City ownership. This project has been several years in the making, and one of the final steps will be action by City Council at your September 24, 2024 meeting. Pursuant to the *Memorandum of Agreement between Western Ada Recreation District and City of Meridian for Transfer of Assets* executed by WARD and the City on April 2, 2024 ([Exhibit A](#)), WARD is conveying the following assets to the City:

1. Meridian Community Swimming Pool, located at 213 E. Franklin Road.

Under a License and Maintenance Agreement, the City has been operating and maintaining the Pool on WARD’s behalf since February 8, 2022. By Quitclaim Deed approved by WARD at its August 28, 2024 meeting ([Exhibit B](#)), WARD will convey fee simple ownership of the Pool to the City when the City records the Quitclaim Deed on September 30, 2024.

2. Settlers Village Neighborhood Park, located at 1031 E. Tammy Street.

The City has also been maintaining the Park on WARD’s behalf pursuant to the February 8, 2022 License and Maintenance Agreement. By another Quitclaim Deed approved by WARD at its August 28, 2024 meeting ([Exhibit C](#)), WARD will convey fee simple ownership of the Park to the City when the City records the Quitclaim Deed on September 30, 2024.

3. All Personal Property.

Pursuant to an *Agreement for Transfer of Personal Property*, which will be on City Council’s agenda on September 24, WARD will convey to the City all personal property at the Pool, Park, and Lakeview Golf Course (4200 W. Talamore Boulevard, in Meridian) ([Exhibit D](#)). WARD approved this Agreement at its meeting on August 28, 2024. Following approval of the Agreement by City Council and execution by the Mayor, it will be effective as of closing on September 30, 2024.

4. Leasehold at Lakeview Golf Course.

The City owns Lakeview Golf Course. On May 17, 2005, the City leased the Golf Course to Lakeview Meridian Investors LLC, and Boise Ranch Golf Course, Inc. On November 6,

2020, the City assigned the lease to WARD. The City has been operating and maintaining the Golf Course on WARD's behalf, pursuant to a License and Management Agreement, since August 11, 2020. The lease agreement states that the leasehold interest may be extinguished by tendering a quitclaim deed to the City. WARD approved a Quitclaim Deed to this effect at its August 28, 2024 meeting ([Exhibit E](#)). The City will record the Quitclaim Deed on September 30, 2024, at which point the leasehold will be extinguished.

Pursuant to the April 2, 2024 Memorandum of Agreement, WARD is entitled to consideration for these conveyances of real and personal property in the amount of \$1.00. We have received an invoice from WARD for this payment. The agreed-upon closing date is September 30, 2024, and closing will be effectuated when the Clerk's Office staff records the quitclaim deeds and Finance Department staff mails the check. My staff are in the process of obtaining valuations for the properties and taking inventory of the personal property for the purposes of asset management and FY24 closeout.

Idaho Code section 67-2323 requires published notice of agreements involving "conveyances or transfers of real or personal property with a value in excess of ten thousand dollars (\$10,000)." Pursuant to that provision, notices that City Council proposes to ratify the conveyances from WARD at its September 24, 2024 meeting have been published in the *Idaho Press* on September 10 and September 17, 2024. (Notices of WARD's August 28, 2024 meeting were also published, on August 15 and 22, 2024.)

The action items I will request from City Council at its September 24, 2024 meeting are:

1. Adopt a resolution acknowledging and ratifying the conveyances of the Pool and Park from WARD;
2. Approve and authorize the Mayor to sign the *Agreement for Transfer of Personal Property*; and
3. Adopt a resolution acknowledging WARD's termination of its lease of the Golf Course.

Please contact me if you have any questions about the history of this project, or the remaining steps. You can reach me at ssiddoway@meridiancity.org or 208-489-0556. I look forward to continuing WARD's long-standing legacy of stewardship and service to the Meridian community as the City accepts these generous gifts from WARD.