



701 East Broadway, Columbia, Missouri 65201

Council Memo

Department Source: Parks and Recreation

To: City Council

From: City Manager & Staff

Council Meeting Date: June 15, 2026

Re: Land Acquisition – West Gillespie Bridge Road

Impacted Ward: Ward 4

Executive Summary

The Parks and Recreation Department is requesting City Council approval to acquire a 29.90-acre parcel of land located at West Gillespie Bridge Road and to authorize the City Manager to execute the real estate contract for the property. The parcel is owned by Make Holdings, LLC. and is located adjacent to the Perche Creek Trail. Staff negotiated a selling price of \$194,000 for the property. The land will be utilized for the development of phase II of the Perche Creek Trail. The property acquisition also allows staff to plan for a trailhead with a parking lot and a connector trail to the existing Chapel Hill Road sidewalk. The property will be acquired using funds from the dedicated Park Sales Tax land acquisition account.

Discussion

The Parks and Recreation Department is requesting approval to acquire a 29.90-acre property located on the north and south sides of West Gillespie Bridge Road. The property is owned by Make Holdings, LLC. and the acquisition would be incorporated into the development of phase II of the Perche Creek Trail. Phase I of the Perche Creek Trail currently splits the southern portion of the property. The property on the south side of Gillespie Bridge Road will allow for the construction of the trail under Gillespie Bridge Road. The parcel on the north side of the road will include phase II of the Perche Creek Trail. It would also allow staff to provide trail access from Gillespie Bridge Road, plan for a trailhead with a parking lot and design the connector trail to the existing sidewalk on Chapel Hill Road.

The property was appraised by Moore & Shryock Real Estate Appraisers and Consultants on March 4, 2026; and as shown on the attached appraisal, was valued at \$194,000 for the property.

The City of Columbia will pay \$194,000 for the property. The property will be acquired using funds from the dedicated Park Sales Tax land acquisition account.

Park staff is currently working with the City's Purchasing Department to select an engineering firm for the design process for phase II of the Perche Creek Trail. Staff will return to City Council at a later date to request approval of an engineering agreement to start the design phase of the phase II trail project.

Fiscal Impact

Short-Term Impact: The proposed purchase price for this property is \$194,000 and will be acquired using funds from the Park Sales Tax land acquisition account.

Long-Term Impact: Staff does not anticipate any additional expenses associated with the acquisition of this property.

Strategic & Comprehensive Plan Impact

Strategic Plan Impacts:

Primary Impact: Reliable and Sustainable Infrastructure, Secondary Impact: Inclusive and Equitable Community, Tertiary Impact: Safe Community

Comprehensive Plan Impacts:

Primary Impact: Infrastructure, Secondary Impact: Mobility, Connectivity, and Accessibility, Tertiary Impact: Livable & Sustainable Communities

Legislative History

Date	Action
9/21/2020	B247-20: Authorizing Phase I construction of the Perche Creek Trail, from the MKT Trail to Gillespie Bridge Road, to include construction of a 10-foot wide concrete trail, a bridge over the Perche Creek and a small trailhead on the south side of Gillespie Bridge Road; calling for bids through the Purchasing Division for a portion of the project; authorizing an agreement for professional engineering services with Crocket Engineering Consultants, LLC for design of the trail project. B247-20

Suggested Council Action

If the Council concurs that the acquisition of the described park land is appropriate, approve the legislation authorizing the land acquisition to proceed.