



## MONTANA STATE PARKS AND RECREATION BOARD AGENDA ITEM COVER SHEET

**Meeting Date:** February 20, 2018

**Agenda Item:** Land Exchange to Increase Lake Frontage at Lake Mary Ronan State Park

**Action Needed:** Endorsement

**Time Needed on Agenda for this Presentation:** 15 Minutes

**Background:** Montana State Parks staff have been approached by a neighboring property owner regarding a land exchange that would result in the addition of approximately 215 – 280 feet of shoreline being added to Lake Mary Ronan State Park for public use. The neighbor owns four consecutive lakeshore parcels immediately north of the state park boundary, and would like to increase the width of the northern most three parcels by moving the property boundary east, and exchanging all or part of the southern-most lot with FWP for inclusion in the state park.

**Public Involvement Process & Results:** A standard Montana Environmental Protection Act (MEPA) process, including a public scoping and public comment period would be conducted upon endorsement from the Montana Parks and Recreation Board, and completion of the due diligence research.

### **Alternatives and Analysis:**

**Alternative A:** No Actions: Under this alternative, there would be no impact to Lake Mary Ronan State Park, and the current space available for public access to the lake would remain unchanged.

**Alternative B:** Land Exchange to Increase Public Shoreline: Under Alternative B, the department would adjust the boundary lines of lots 20, 21 and 22 of the Lake Mary Ronan Lakefront Tracts from between 56' to 93' eastward into an undeveloped region of Lake Mary Ronan State Parks in order to create room for a private drain field. In return, and based on the appraised value of the land acquired by the neighbor, FWP would receive all or part of lot 23 to be included into the park, thus adding up to 280 feet of shoreline. There would be no financial transaction, so costs would be associated with appraisals, surveys, and administrative fees associated with title work.

**Agency Recommendation & Rationale:** The Department feels that proposal could benefit the public, if appraised values for the subject parcels are compatible. Lake Mary Ronan State Park is the only guaranteed public access point to this 1,512-acre lake. The lake receives approximately 21,000 angler days annually, making it one of the most popular fishing lakes in Region One. The state park received 25,309 visits in 2016, and is an extremely popular camping and angling park. The current day use portion of the park is quite small, and the additional shoreline footage would provide for the opportunity to develop additional shore fishing opportunities, while reducing congestion at the park's current boat launch area.

**Proposed Motion:** I move that Montana State Parks proceed with the evaluation and possible exchange of property with an adjoining property owner to add public shoreline footage to Lake Mary Ronan State Park.