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Katie J. Schroeder
CITY ATTORNEY

To: Chairman Waymaster and House Appropriations Committee
From: Katie Schroeder, City Attorney, City of Beloit
Subject: Testimony in Favor of HB 2214

Thank you, Chairman and Committee, for allowing me to submit testimony in support of House Bill 2214 which would allow for the transfer of a 6.38-acre tract from the State of Kansas to the City of Beloit. A map of the tract has been attached for your reference.

As you may know, the State of Kansas gifted the former Beloit Juvenile Correctional Facility complex and adjacent farmland to the City of Beloit in 2010. This campus lies on the west side of Walnut Street as shown on the attached document. This campus is now home to our Law Enforcement Center, Library, Parks and Recreation office and shop, a community garden, USD 273 Transitional Learning Center, and two buildings for USD 273 Early Childhood programs. The adjacent farmland is now a housing development, while the highway frontage property contains a retail store and our City's "Roadside Park." In 2011 after the transfer of property was completed, both City and State officials thought that all State property had been transferred to the City.

With regard to the property on the east side of Walnut Street, that property was acquired by the State of Kansas in 1909. The State of Kansas granted the City of Beloit an easement in 1964 for a 6.38 tract for the purposes of utilities and a water tower. The remaining State property east of Walnut Street was deeded to the North Central Kansas Vocational Technical School in 1970 as it was considered "excess to present and future needs of the Girls Industrial School." Later in 1970, the Technical School then transferred the property to USD 273 (for the current Beloit High School), and the Mitchell County Fair Association (which has since been leased by the City of Beloit for a baseball/softball complex). It appears that most thought the 6.38-acre water tower tract was a part of the 1970 transfer

to the Technical School, and was then subsequently transferred to the Mitchell County Fair Association. Prior surveys list the 6.38-acre tract as either "City of Beloit" property or "Mitchell County Fair" property, while the Mitchell County Appraiser and Treasurer listed it as Mitchell County Fair Association property.

Recently, the City of Beloit entered into a contract with the Mitchell County Fair Association to purchase the sports complex property. Through this process and a title search, it was discovered that the 6.38-acre "Water Tower Tract" was still owned by the State of Kansas. When I contacted attorneys at the Department of Administration and Kansas Department of Corrections, each was under the impression that all remaining State property had been transferred to Beloit in 2010.

As you can see from the attached document, the property is being utilized for our water tower as well as softball and baseball fields. Now that the City has formally acquired the Sports Complex property from the Mitchell County Fair Association, the City has plans to improve the Sports Complex and add additional fields and improvements.

The City of Beloit asks for your support of House Bill 2214 which would allow for the transfer of this small tract of property to the City of Beloit. The property has been surveyed and all expenses associated with this transfer would be paid by the City. Together with the school district, the City has made great use of the former BJCF property. The City will do the same with this property as it will be improved further and become a part of our new and improved City Sports Complex, as well as continue to be the site for our City's large water tower.

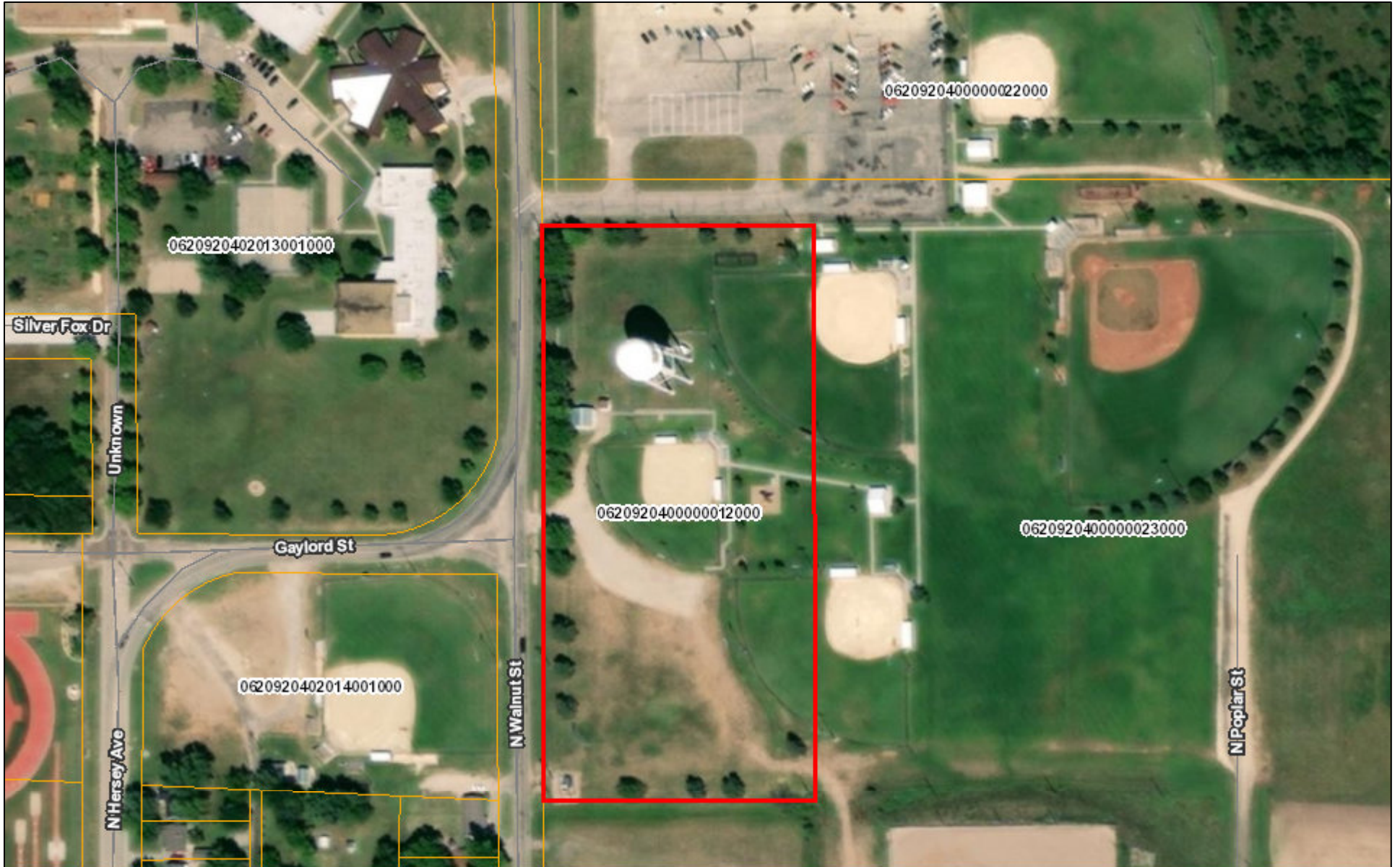
On behalf of the City of Beloit, I ask that Committee support House Bill 2214. Thank you for your consideration.

Very Truly Yours,



Katie J. Schroeder
Beloit City Attorney

Cc: Rep. Susan Concannon
Jason Rabe, Beloit City Manager



February 11, 2021
15:27 PM

DISCLAIMER: This map is not intended for conveyances, nor is it a legal survey. The information is presented on a best-efforts basis, and should not be relied upon for making financial, survey, legal or other commitments.

- City Limits
- Parcels
- City Streets

