

City of Chickasha

Lake Chickasha and Future Development

Lake Chickasha and Future Development

- History of leases
- Residential structures
- RV's and lake side leases
- Going forward
- Why?

History

- Lake Chickasha is and always has been a public park.
- 1972 – Each spot was provided 20, one-year leases. Land at the Lake is owned by the City and the City Charter prohibits multi-year leases. **There has never been any 99 year lease with any property owner.**
- Expired in 1992 and all leases became one-year leases. RV spots were made 6 month leases. However, through practice, previous administrations allowed the 6 month leases to be renewed every six months.
- The terms of the lease included language that states, ***“No construction of structures or buildings allowed. Any current structures grandfathered cannot be replaced, but must be maintained or removed”***.

History (continued)

- *“Lessee shall not have the exclusive right to the use of the property considered to be public use space including but not limited to the shoreline of the lake.”*
- *Further, in 2015 lessees signed an agreement that stated in part, “All property under your control will be cleaned up of all junk and debris, trash, non-operational vehicles, boats, trailers and property of any kind that is stored outside.*
- *“No storage of any kind will be allowed on the 6 month spaces.”*
- *“Anyone that has not complied with these requirements will have their Use Agreement revoked and will be removed from the lake.”*

Residential Structures

- Those with residential structures, i.e. “stick built homes” and mobile homes with foundations will not be effected by these changes except if they are not up to code. The only change will be their access to the property, which will be provided by the City at the City’s cost.
- The City will be building a cable fence separating the permanent structures and a new 6-month RV Trailer Park from the public use park area. Residents will have access via walking or biking.
- Because the land at the lake is owned by the City, the lots with residential homes can only be sold or transferred to private ownership through a vote of the people. This is required by City Charter.

RV's and Lake Side Leases

- As stated in the lease agreement and land use agreement modifications, ***“At the expiration of the lease term (June 30th, 2016), Lessee shall quit and surrender the property in as good a state and condition as it was at the commencement of the lease. All personal property shall be removed.”***
- The City is going to build a new RV Park off of the lake where people will be eligible for six month leases. This property will be behind the cable with the residential structures. New RV areas will be constructed in the park and will be available for a daily rate up to 10 days.

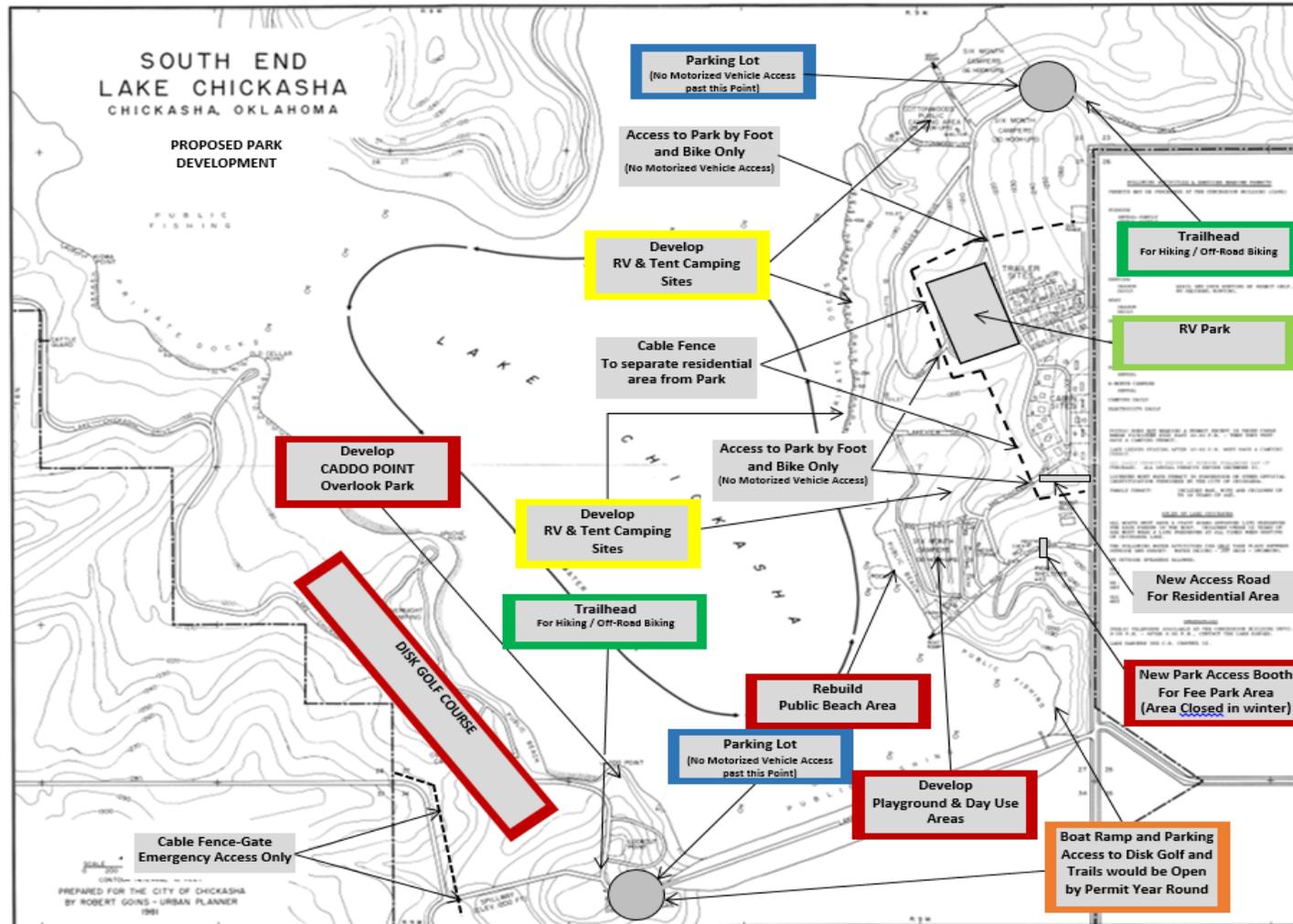
Going Forward

- It is the City's intent to implement a master plan at Lake Chickasha that will make the lake accessible to more people and provide significant improvements for lake users.
- Cleaning up the current areas and building a new RV park up behind the cabled off area is the first phase.
- Entrance to the public park area will be gated and staffed. A gate fee will be charged for daily admission. All funds collected will go into the operations and improvements at the lake. (Annual permits will be available.)

Going Forward

- Gate fees will be used to help fund Police overtime so the lake can be properly patrolled and order maintained through enforcement.
- The public area behind the gate will be closed October through March for maintenance and the construction of new improvements. Access to the lake will still be provided at the boat ramp to the south of the entrance and to the park on the west side of the lake. Disc golf and hiking/biking trails will accessible from this side year round.

Map



Why?

- Lake Chickasha is a public park.
- Every citizen should have the ability to enjoy the park and make memories for their family.
- The plan provides for new amenities and improvements to more fully utilize the park.
- Need to vacate the park every September for maintenance and additional improvements

Next Steps

- Budget work session May 9 to discuss capital projects at the Lake
- Meeting with the Lake Chickasha Committee - TBD
- Special work session on the Lake May 23
- June 6 budget approval and Lake Chickasha plan approval

Summary

- The changes at Lake Chickasha will not impact the residential structures.
- We will work with those who need time to move there RV's. The City will be building a new RV park up behind the cabled off area and an RV/Boat storage facility south of the dam for storage in the winter.
- The City will be providing new RV spaces within the park that will be available for daily rentals for up to 10 days.
- Policy direction regarding those currently along the lake side to come from Council.

Lake Chickasha

Questions