

Memorandum

REPORT TO: City Commission

FROM: Ross Knapper, Park Planner
Addi Jadin, Park Planning and Development Manager
Mitch Overton, Director of Parks and Recreation

SUBJECT: A Resolution of the City Commission of the City of Bozeman, Montana, Accepting the Real Property Currently Known as Gardner Park.

MEETING DATE: December 16, 2025

AGENDA ITEM TYPE: Resolution

RECOMMENDATION: Adopt A Resolution of the City Commission of the City of Bozeman, Montana, Accepting the Real Property Currently Known as Gardner Park.

STRATEGIC PLAN: 6.5 Parks, Trails & Open Space: Support the maintenance and expansion of an interconnected system of parks, trails and open spaces.

BACKGROUND: City of Bozeman Parks Department received a request from Gallatin County to transfer ownership and future maintenance responsibility of Gardner Park to the City of Bozeman Parks Department. Gardner Park was established in March 1973 and platted with Gardner Park Subdivision, a Gallatin County approved subdivision, and wholly located outside of the jurisdictional boundary of the City of Bozeman. While currently located outside of city limits, the western property boundary of Gardner Park is physically adjacent to city limits. Gardner Park also shares property boundaries with existing city parkland or city owned property along the east, south, and west property boundaries. Gardner Park also lies within the planning boundary of the Bozeman Community Plan 2025 and the Parks, Recreation, and Active Transportation Plan. Parks staff conducted a site evaluation visit on November 13, 2025 to confirm existing conditions, identify current amenities and features, and locate property boundaries. The addition of Gardner Park will add around 8.5 acres of mature urban forest canopy, preserve and protect a stretch of about 800 feet of Bozeman Creek, and has an existing gravel fines trail. Gardner Park is physically adjacent to Tuckerman Park (approximately 10 acres) creating a large contiguous park area totaling over 18.5 acres, while also providing a connection to the nearby McLeod Park further to the west. Gallatin County Commission voted and approved the transfer of Gardner Park to the City at their December 2, 2025 meeting.

The transfer of Gardner Park is a land donation by Gallatin County. Future maintenance of the park will be the responsibility of the Parks Department.

Gardner Park is classified as a natural area consisting mostly of mature urban forest with a gravel fines trail. Current infrastructure/amenities include a small existing parking area, a dog station, a trail side bench, and pedestrian bridge. There is no irrigation system and no irrigation well. Future maintenance will largely consist of regular trail maintenance and required tree trimming for trail safety and tree health. Future lot aggregation and annexation of the parcels will require submittal of development review applications. Of note, the City's police powers will not apply until the property is annexed.

UNRESOLVED ISSUES: Gardner Park, along with the adjacent city owned properties will be aggregated into a single parcel and annexed into the city following transfer and acceptance of Gardner Park.

ALTERNATIVES: Per City Commission

FISCAL EFFECTS: Maintenance of Gardner Park will be funded through the Park and Trails District.

Attachments:

[01_Gardner Park Resolution.docx](#)

[02_Exhibit A_Gardner Park_Plat.pdf](#)

[03_Exhibit B_deeds.pdf](#)

[04_Gardner Park_Ped_Inspection.pdf](#)

[05_Gardner Park_County Documents.pdf](#)

Report compiled on: December 4, 2025