

gether, and the adjacent land ~~sold~~ MADE AVAILABLE at the proper time for private development according to that plan; and that the acquisition of private property for such public facility area development projects is necessary and is hereby declared to be for a public purpose.

26A-3. Definitions.

(a) The following terms wherever used or referred to in this chapter shall have the following meanings, unless a different meaning is clearly indicated in the context:

(b) "Public Facility" shall mean any parcel of land of one acre or more, with or without buildings or other capital improvements, devoted to public use, including roads, highway interchanges, rapid transit lines and stations, parking garages, schools, colleges, hospitals, health centers, government office buildings, fire and police stations, parks, recreation centers, golf courses, sanitary land fills, and any other significant facility whose construction is an established public purpose.

(c) "Public Facility Area" shall mean a public facility site plus that limited land area adjacent to an existing or proposed major public facility where at least one of the following conditions exists:

(1) The nature of the public facility is or will be such that adjacent private development may reasonably be expected to have a definite impact on the use and usefulness of the facility and its potential contribution to the attractiveness of the environment.

(2) There is an approved master plan of land use, transportation, and public facilities which identifies certain strategic and limited areas, the development of which for the use shown on the master plan is ~~critical~~ DESIRABLE to the implementation of the basic concepts of that master plan.

(3) The owner of the parcel needed for the proposed public facility is unwilling to sell only that part of his land needed for the public facility alone, and will force condemnation proceedings unless all of the parcel is purchased.

(4) One public agency wishes PROPOSES to transfer a parcel of land to a second public agency which needs most but not all of the parcel for ONE OR MORE specific public facilities.

(d) "Public Facility Area Plan" shall mean a site development plan, as it exists from time to time, specifying generally or in exact detail, as may be judged appropriate in specific instances by the County Council, the location and types of land uses, activities, and improvements directed or permitted to take place both on the site occupied by the public facility and on the adjacent land acquired within the public facility area.

(e) "Public Facility Area Development Project" shall mean the acquisition of land in a public facility area, the preparation of a public facility area plan, the removal of existing improvements as necessary, the construction of new improvements as necessary in the public facility area, the holding of land pending a suitable time for disposition, and the disposition of the acquired land for development according to the public facility area plan. AND INCLUDE ALL OF THE FOLLOWING ACTIVITIES, CONDUCTED IN THE SEQUENCE GIVEN: