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NEWSPAPER ARTICLE "LOCAL PEOPLE EXPRESS CONCERNS OVER R-G'S FUTURE-  
BASE REUSE ALTERNATIVES SHOWN TO AREA RESIDENTS" KANSAS CITY MO  
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COUNTY ADVOCATE

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# COUNTY ADVOCATE

atures of South Kansas City, Grandview and Hickman Mills

GRANDVIEW MISSOURI

THURSDAY, JANUARY 20, 1993

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## Local People Express Concerns over R-G's Future—

# Base Reuse Alternatives Shown to Area Residents

More than 60 local governmental officials and residents of the metro area attended last Thursday night's presentation at the Grandview city hall council chamber on future uses for federal land at Richards-Gebaur.

Kansas City officials, heard by Jeff Hancock, an assistant city manager, told the group that written comments by the public on the future air base plan needed to be submitted by 5 p.m. on Tuesday, January 18.

Details of the base reuse plan developed by the city's consultants, the Austin company and six sub-consultants, were given by Hancock, Ken Gaverth and Bruce Galloway. They presented three alternatives for the 242 federal acres—industrial/transportation use; public activity/mixed use; and high technology/mixed use—and said that the final plan to be completed in May probably would be a combination of all three into a fourth alternative plan.

During the discussion with the public it was brought out that the air base runway design is not strong enough for sustained heavy transport plane use since it was designed for fighter planes.

One Belton resident testified that he lived within a mile of the runway and would move to a house in the near future that was also near the runway. He wouldn't be happy about any heavy runway noise coming from there on a sustained basis in future

years.

Russ Ruth, president of Truman Bank and Trust, asked how the planners were going to co-ordinate their efforts, with people now tending to go off in a number of different directions. Hancock replied that it was still too early in the process to determine which agency would be the overall co-originating agency.

Another area resident, Joe McMillan of the Civil Air Patrol, raised questions about the future of aviation services, as did the fixed-base operator at R-G, and city officials said those services surely would be cut back, but they could probably count on tower operations going forward for the civilian planes on at least a limited-hours basis during the day.

The former air base commander, Gary Reeves, now a Department of Defense civilian worker, said he was put in charge of closing out the air base for the DOD.

"As of now none of this federal property at the base has been declared excess by the DOD," Reeves told the crowd. "We are screening it to find out what other federal

agencies might have an interest in the land and facilities at the base."

Reeves said that until all requests from other federal agencies have been evaluated, a decision can't be reached.

"There will be a decision of record in July after all these plans of other federal agencies are looked at. We'll make our decision on what land will be turned over to the city for civilian use based upon an emphasis on providing jobs for people."

Reeves said the transfer of title to the land at the base would come after the September 30 target date for base closure.

The former base commander also told the group that there would be an environmental clean-up before the transfer is officially made, but he said that won't be as big a problem as one might think.

In making his presentation Bruce Galloway told the crowd that every plan projected for base reuse revisions keeping the airport as an operating entity.

"We intend to keep the tower operating, but maybe it will be a 12-hour-a-day operation, seven days a week," Galloway said.

"We found out something during this study that was interesting. Aircraft hangars don't make good warehouses—nobody wants them for that,

and yet most people think that's how they should be sold for reuse."

Galloway said many of the smaller  
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## Base—

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buildings at the base that are still in federal hands are in poor condition and would take a lot of renovation work to make them acceptable for reuse. Also, he told the crowd that the old steam plant, with its long expanse of heating lines to buildings around the base, is very inefficient and really should be replaced with heating systems in individual buildings.

"The key to a successful reuse of Richards-Gebaur is in the future is going to be marketing. That has to be done right," he said.