

TO REMOVE RESTRICTIONS FROM A PARCEL OF LAND IN
PADUCAH, KENTUCKY

SEPTEMBER 15, 2025.—Committed to the Committee of the Whole House on the
State of the Union and ordered to be printed

Mr. WESTERMAN, from the Committee on Natural Resources,
submitted the following

R E P O R T

[To accompany H.R. 1276]

The Committee on Natural Resources, to whom was referred the bill (H.R. 1276) to remove restrictions from a parcel of land in Paducah, Kentucky, having considered the same, reports favorably thereon with an amendment and recommends that the bill as amended do pass.

The amendment is as follows:

Strike all after the enacting clause and insert the following:

SECTION 1. REMOVAL OF RESTRICTION.

(a) IN GENERAL.—The Secretary of the Interior (referred to in this section as the “Secretary”) shall execute such instruments as may be necessary to remove all deed restrictions from the parcel of land described in subsection (d), subject to the conditions in subsection (c).

(b) DEED RESTRICTIONS.—The deed restrictions referred to in subsection (a) are those restrictions, including easements, exceptions, reservations, terms, conditions, and covenants described in the quitclaim deed from the United States to the City of Paducah, Kentucky, executed on April 27, 2012, and recorded by the Clerk of the County Court of McCracken County, Kentucky, on pages 247 through 260 of Deed Book 1229.

(c) CONDITIONS OF EXTINGUISHMENT.—In removing the deed restrictions under subsection (a), the Secretary shall include a reservation requiring that—

(1) the City of Paducah, Kentucky, not transfer or sell the parcel of land to any other entity, except the Oscar Cross Boys & Girls Club of Paducah;

(2) if the City of Paducah, Kentucky, transfers or sells such parcel to the Oscar Cross Boys & Girls Club of Paducah, that the Oscar Cross Boys & Girls Club of Paducah offers to convey the parcel of land to the Secretary, without consideration, prior to conveying the property to any other entity; and

(3) any new use or development of the parcel of land continue to be compatible with public use or recreation purposes.

(d) LAND DESCRIPTION.—The parcel of land referred to in subsection (a) is the parcel—

- (1) comprised of approximately 3.62 acres located at 2956 Park Avenue, on the Paducah Memorial Army Reserve Center, Paducah, McCracken County, Kentucky, including the improvements thereon; and
- (2) conveyed by the Secretary to the City of Paducah, Kentucky.

PURPOSE OF THE LEGISLATION

The purpose of H.R. 1276 is to remove restrictions from a parcel of land in Paducah, Kentucky.

BACKGROUND AND NEED FOR LEGISLATION

For more than six decades, the Oscar Cross Boys & Girls Club of Paducah (Club) has provided a safe and affordable environment in which the children of McCracken County can recreate and receive valuable mentorship.¹ The Club's namesake, Oscar Cross, was a probation officer who sought to provide young people with a valuable education outside of a classroom setting.² After seeing rapid growth in his original organization, Cross rebranded it and received official affiliation with the Boys and Girls Club of America in 1953.³ The federal government conveyed the Club's current site to the City of Paducah (City) through the National Park Service's (NPS's) Federal Lands to Parks Program, which allows communities to acquire surplus federal properties for parks and recreation.⁴ Under this program, nearly 184,000 acres of land have been transferred to state and local governments.⁵

After decades of serving the community, the Club is pursuing a large-scale renovation to better serve its members, including the addition of new classrooms and a refurbished gym. The NPS still holds a deed restriction on the 3.62-acre parcel of land, preventing full ownership by the City and standing in the way of further development and improvements to the property.⁶ For the renovation to occur, ownership of the parcel must be transferred from the City to the Club, which can be resolved only by removing the remaining restriction that the NPS holds on the City's ownership.⁷

H.R. 1276, led by Representative James Comer (R-KY-01), would remove the NPS deed restriction on the parcel, giving the City full ownership of the property and the ability to promptly transfer the land to the Club. Per the legislation, the extinguishment of the reversionary interest is tied to the condition that the parcel can be transferred to only the Club and that the Club must offer the right of first refusal to NPS in the event that the Club ever decides to sell the land. Crafted in collaboration with local stakeholders, H.R. 1276 would eliminate an unnecessary federal barrier to the Club's continued community investment and encour-

¹Oscar Cross Boys & Girls Club of Paducah, "About Us", accessed April 21, 2025, <https://www.ocbg.club/about-us/>.

²*Id.*

³*Id.*

⁴The Office of Congressman James Comer, "Comer Introduces Legislation to Remove Federal Government Restrictions on Paducah, Kentucky, Property," February 13, 2025, <https://comer.house.gov/2025/2/comer-introduces-legislation-to-remove-federal-government-restrictions-on-paducah-kentucky-property>. National Park Service, Federal Lands to Parks Program, "Creating Local Parks and Recreation Since 1949", <https://www.nps.gov/orgs/1508/index.htm>.

⁵*Id.*

⁶Jeremiah Hatcher, "Comer talks Oscar Cross Boys & Girls Club land transfer Bill", The Paducah Sun, February 25, 2025, https://www.paducahsun.com/news/comer-talks-oscar-cross-boys-girls-club-land-transfer-bill/article_99479980-5501-58bd-86bc-a4053c84c38e.html.

⁷*Id.*

age new recreational and educational opportunities. Senator Rand Paul (R-KY) is leading companion legislation in the Senate.⁸

COMMITTEE ACTION

H.R. 1276 was introduced on February 13, 2025, by Representative James Comer (R-KY). The bill was referred to the Committee on Natural Resources, and within the Committee to the Subcommittee on Federal Lands. On April 29, 2025, the Subcommittee on Federal Lands held a hearing on the bill. On June 25, 2025, The Subcommittee on Federal Lands was discharged from further consideration of H.R. 1276 by unanimous consent. On July 23, 2025, the Committee on Natural Resources met to consider the bill. Chairman Bruce Westerman (R-AR) offered an Amendment in the Nature of a Substitute designated Westerman 033 ANS. The Amendment in the Nature of a Substitute was agreed to by unanimous consent. The bill, as amended, was ordered favorably reported to the House of Representatives by unanimous consent.

HEARINGS

For the purposes of clause 3(c)(6) of House rule XIII, the following hearing was used to develop or consider this measure: hearing by the Subcommittee on Federal Lands held on April 29, 2025.

SECTION-BY-SECTION ANALYSIS

Section 1. Removal of restriction

Section 1 directs the Secretary of the Interior to remove all deed restrictions from a 3.62-acre parcel of land conveyed to the City by the NPS on April 27, 2012. The removal is subject to the condition that the City must transfer the property only to the Club and that the Club must offer the property back to the Secretary before conveying it to any other entity. Section 1 further dictates that any future use of the land must be compatible with public or recreational purposes.

COMMITTEE OVERSIGHT FINDINGS AND RECOMMENDATIONS

Regarding clause 2(b)(1) of rule X and clause 3(c)(1) of rule XIII of the Rules of the House of Representatives, the Committee on Natural Resources' oversight findings and recommendations are reflected in the body of this report.

COMPLIANCE WITH HOUSE RULE XIII AND CONGRESSIONAL BUDGET ACT

1. *Cost of Legislation and the Congressional Budget Act.* Pursuant to clause 3(c)(2) of House rule XIII and section 308(a) of the Congressional Budget Act of 1974, and pursuant to clause 3(c)(3) of House rule XIII and section 402 of the Congressional Budget Act of 1974, the Committee has requested but not received from the Director of the Congressional Budget Office a budgetary analysis and a cost estimate of this bill.

2. *General Performance Goals and Objectives.* As required by clause 3(c)(4) of rule XIII, the general performance goal or objective

⁸S.601, 119th Congress, <https://www.congress.gov/bill/119th-congress/senate-bill/601/text?s=1&r=8>.

of this bill is to remove restrictions from a parcel of land in Paducah, Kentucky.

EARMARK STATEMENT

This bill does not contain any Congressional earmarks, limited tax benefits, or limited tariff benefits as defined under clause 9(e), 9(f), and 9(g) of rule XXI of the Rules of the House of Representatives.

UNFUNDED MANDATES REFORM ACT STATEMENT

An estimate of federal mandates prepared by the Director of the Congressional Budget Office pursuant to section 423 of the Unfunded Mandates Reform Act was not made available to the Committee in time for the filing of this report. The Chair of the Committee shall cause such estimate to be printed in the Congressional Record upon its receipt by the Committee, if such estimate is not publicly available on the Congressional Budget Office website.

EXISTING PROGRAMS

Directed Rule Making. This bill does not contain any directed rule makings.

Duplication of Existing Programs. This bill does not establish or reauthorize a program of the federal government known to be duplicative of another program. Such program was not included in any report from the Government Accountability Office to Congress pursuant to section 21 of Public Law 111–139 or identified in the most recent Catalog of Federal Domestic Assistance published pursuant to the Federal Program Information Act (Public Law 95–220, as amended by Public Law 98–169) as relating to other programs.

APPLICABILITY TO LEGISLATIVE BRANCH

The Committee finds that the legislation does not relate to the terms and conditions of employment or access to public services or accommodations within the meaning of section 102(b)(3) of the Congressional Accountability Act.

PREEMPTION OF STATE, LOCAL OR TRIBAL LAW

Any preemptive effect of this bill over state, local, or tribal law is intended to be consistent with the bill's purposes and text and the Supremacy Clause of Article VI of the U.S. Constitution.

CHANGES IN EXISTING LAW

As ordered reported by the Committee on Natural Resources, H.R. 1276 would make no changes in existing law.