

PROPOSED LAND TRANSACTIONS

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Summary Sheet

Meeting dates:	October 23 -24, 2020 Commission Meeting
Agenda item:	Proposed Land Transactions
Presenter(s):	Julie Sandberg, Real Estate Services Manager

Background summary:

Item 1: Oregon Spotted Frog Conservation Property -This proposed acquisition is to purchase 112 (+/-) acres in Thurston County located near the Scatter Creek Wildlife Area. This property includes one half mile of the Mima Creek and critical habitat for the Oregon spotted frog that is a Washington state endangered and federally threatened species. Acquisition is essential for restoring breeding sites in the future. Several other species also frequent this property including elk, deer and beavers.

The appraised value of this property is \$610,000 and funding is provided through a Washington Wildlife and Recreation Program grant administered by the Recreation and Conservation Office. Initial operations and maintenance (O/M) costs for necessary survey, fencing and weed control will be covered by grant funding used for this acquisition. Agency budget requests now include longer term O/M costs which are anticipated to be \$52/acre.

Item 2: Chehalis Wildlife Area Expansion-Elma Floodplain – The property consists of 88 (+/-) acres in Grays Harbor County that will be added to the Chehalis Wildlife Area. The property contains 10 acres of wetland and 2,100 feet of shoreline on Vance Creek. Vance Creek supports Bull trout, Coho, Chinook and Olympic mudminnow.

The property is appraised at \$175,000 and is funded through the Migratory Bird Habitat (State Duck Stamp) program. Initial operations and maintenance (O/M) costs for necessary survey, fencing and weed control will be covered by grant funding used for this acquisition. Ongoing O/M costs are anticipated to be \$52/acre.

Item 3: DNR Big Bend Inholdings – This project transfers 1,365 acres of property owned by Department of Natural Resources within and adjacent to the Department of Fish and Wildlife lands. The additional acres will be added to the Big Bend Wildlife Area in Douglas County.

The acquisition will cost \$331,000 and will be funded through a Washington Wildlife and Recreation Program grant administered by the Recreation and Conservation Office. Agency budget requests now include longer term O/M costs which are anticipated to be \$52/acre.

Item 4: The Department of Fish and Wildlife (WDFW) has received a request from the Washington State Department of Transportation (WSDOT) for a slope easement along 650 feet of highway frontage at WDFW's Chelan Wildlife Area. This segment of Highway 97A south of Knapp Hill Tunnel Slopes in Chelan County is plagued by hazards created as the steep rock bluffs on WDFW's property shed rocks onto the highway. The WSDOT plan is to conduct rock scaling and install netting to prevent the hazard.

An administrative offer of \$500 was made for the easement which is a strip of land 30 to 60 feet wide, encompassing 0.81 acres to promote public safety.

Staff Recommendation:

Staff recommend approval of these transactions.

Policy issue(s) and expected outcome:

Protecting critical fish and wildlife habitat, providing public recreational opportunities and improving public safety.

Fiscal impacts of agency implementation:

See Operations and Maintenance costs above.

Public involvement process used and what you learned:

The projects were approved through the agency's Lands 20/20 Process.

Action requested and/or proposed next steps:

Approval of the Land Transactions as presented.

Draft motion language:

Motion: I move to approve the transactions as presented by staff.

Is there a "second"?

If so, then motion maker discusses basis for motion; other Commissioners discuss views on motion; amendments, if any, proposed and addressed.

Post decision communications plan:

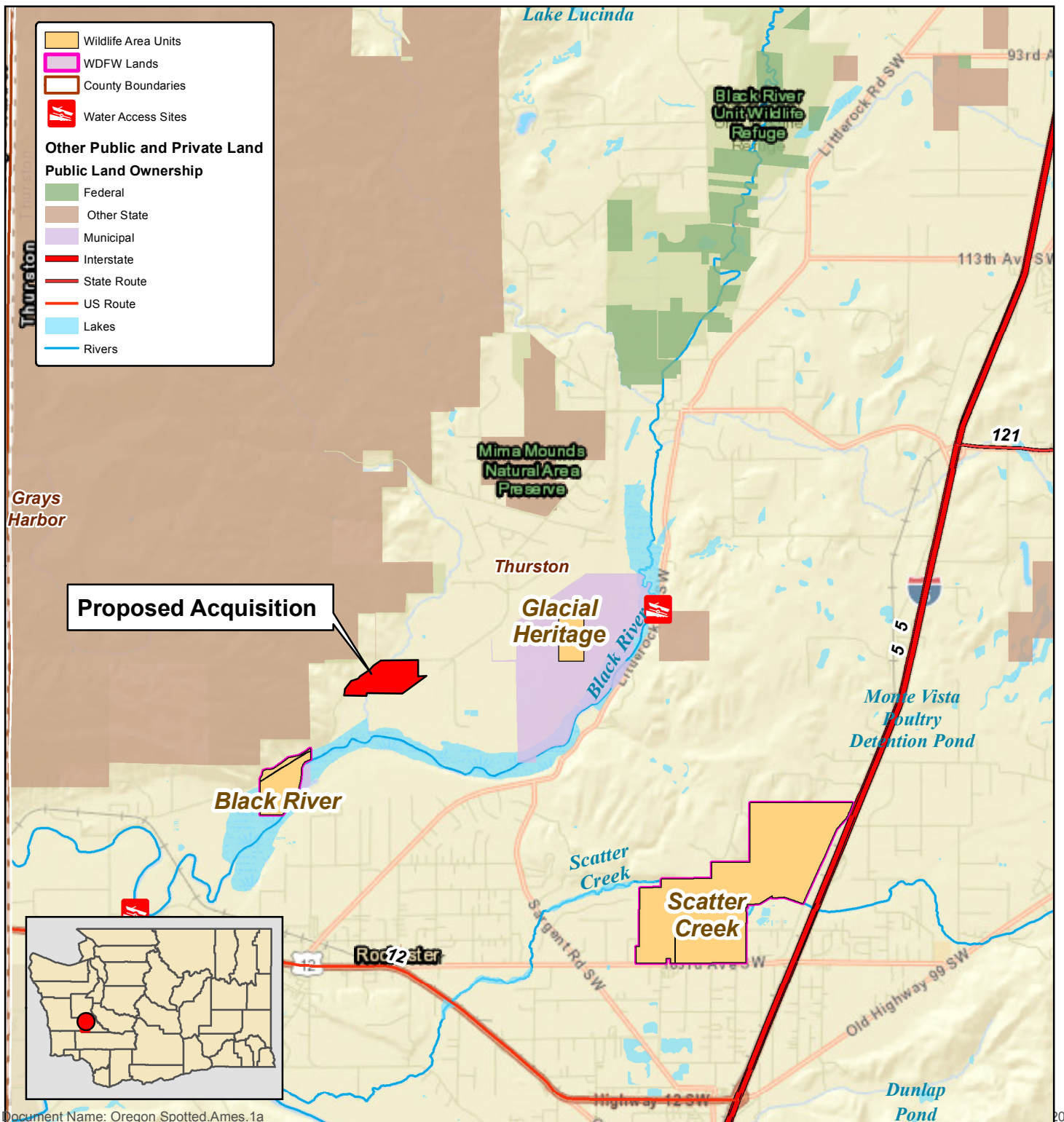
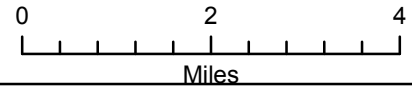
WDFW will distribute a press release informing the public of this action.

ITEM:1 PROPOSED ACQUISITION OREGON SPOTTED FROG CONSERVATION PROPERTY

COUNTY: THURSTON

LEGAL: SECTION 20 & 21, TOWNSHIP 16N, RANGE 3W, W.M.

ACRES: 112 (+/-)

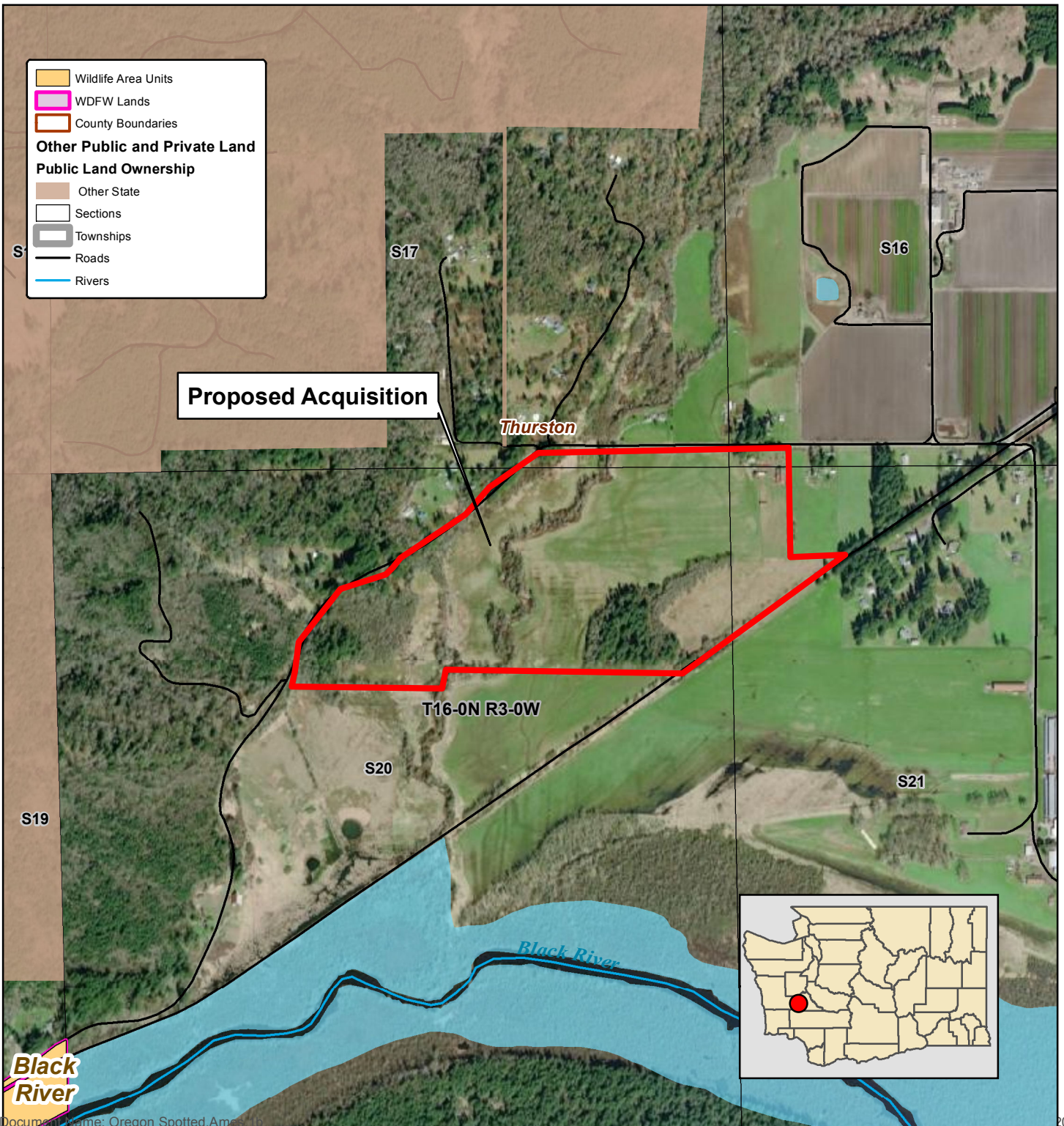
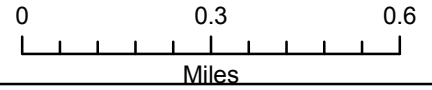


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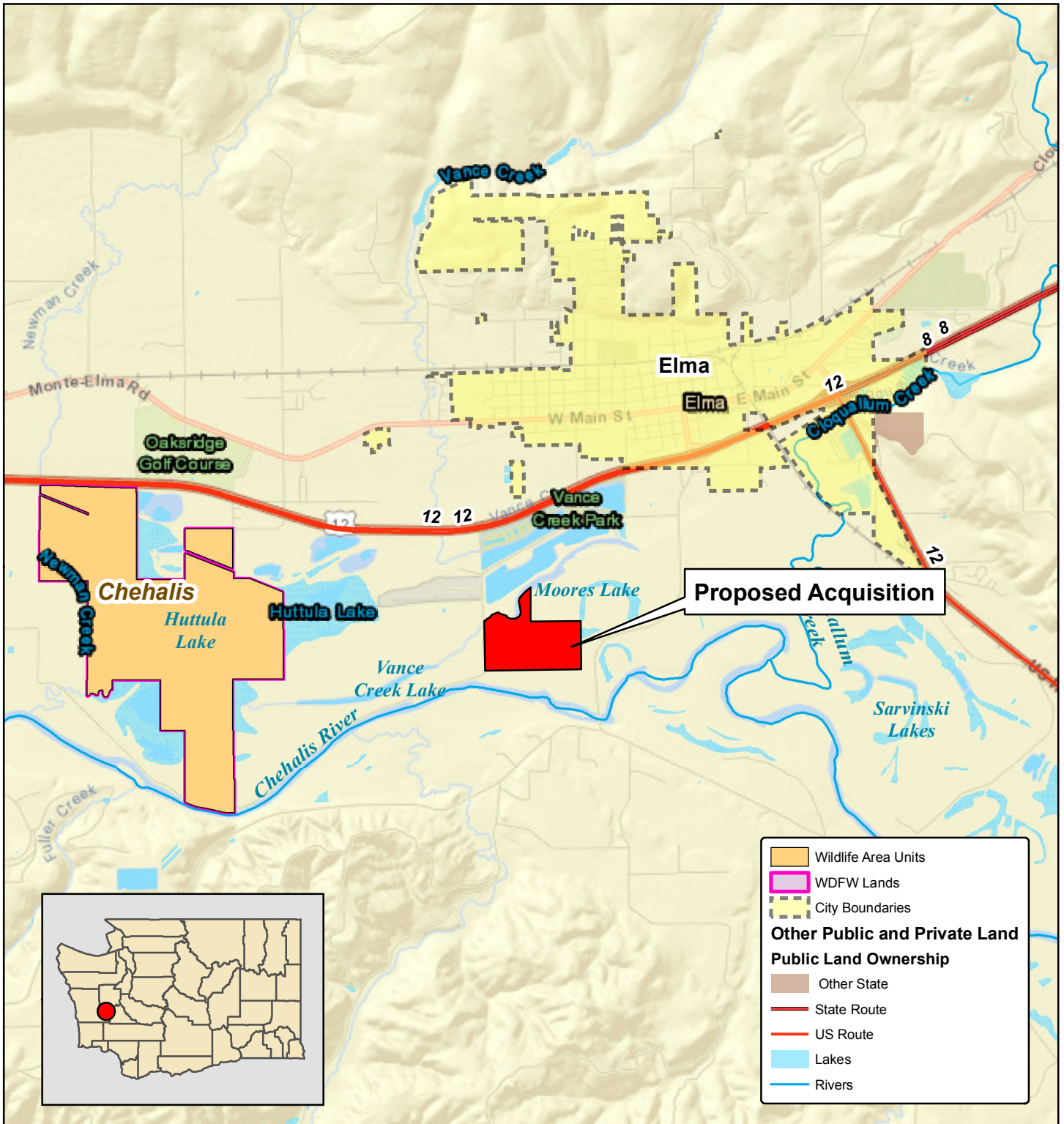
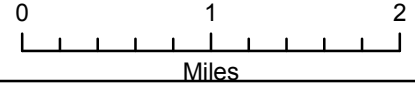


ITEM 2: CHEHALIS WILDLIFE AREA EXPANSION - ELMA FLOODPLAIN

COUNTY: GRAYS HARBOR

LEGAL: SECTION 3, TOWNSHIP 17N, RANGE 6W, W.M.

ACRES: 88.5 (+/-)

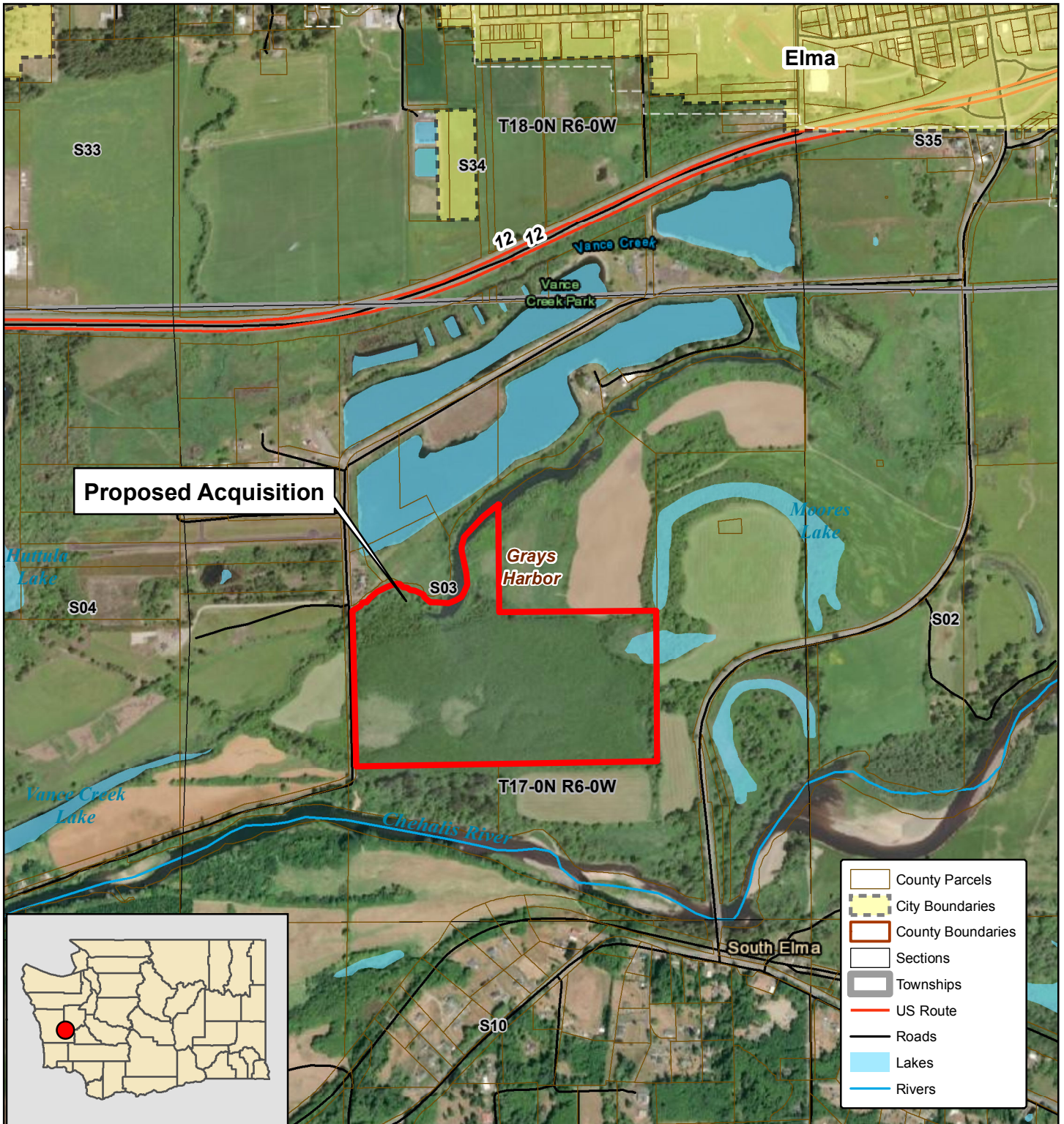
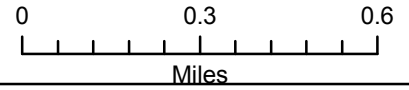


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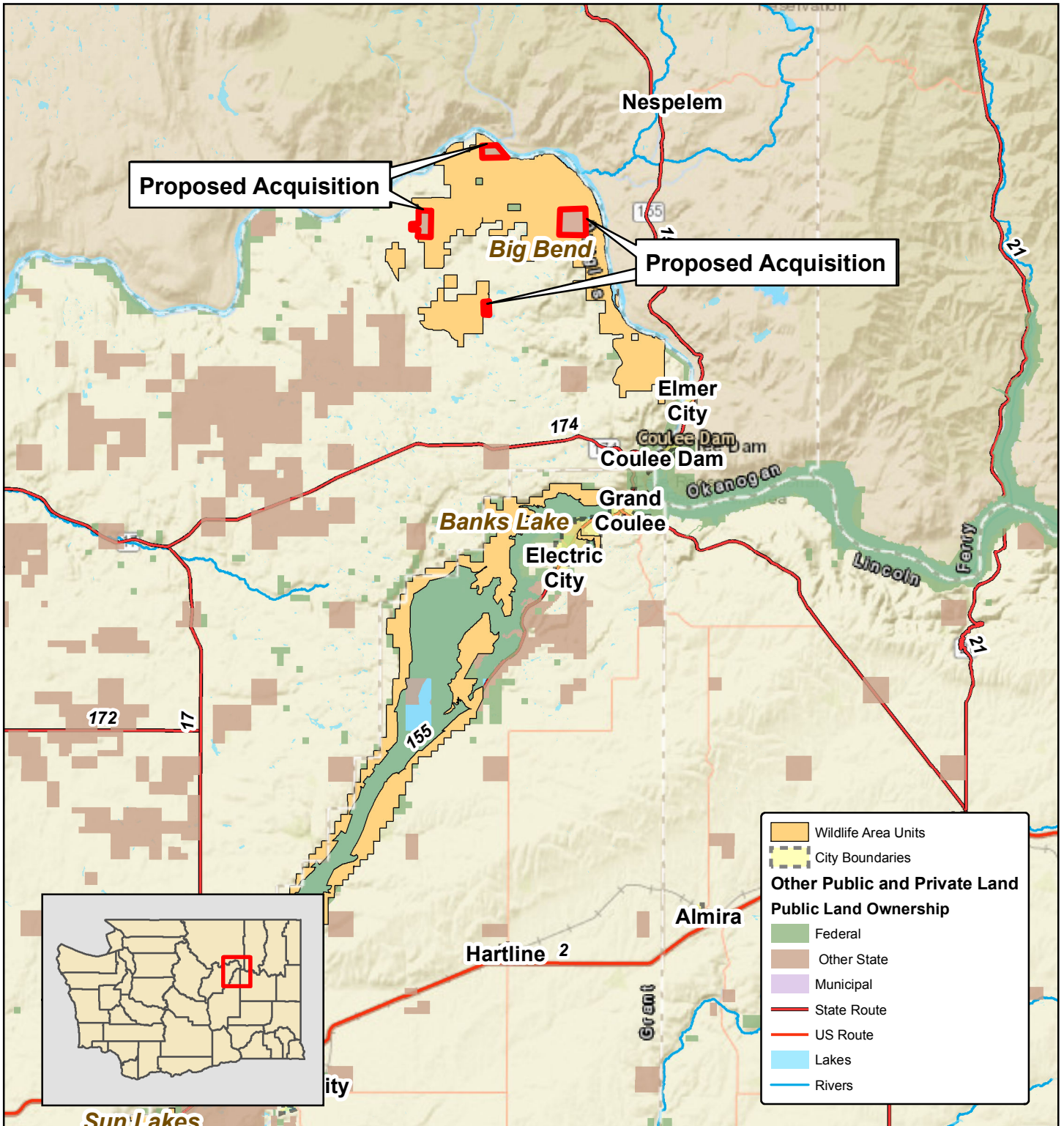
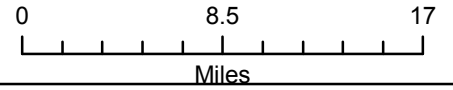


ITEM 3: DNR BIG BEND INHOLDINGS

COUNTY: DOUGLAS

LEGAL: SEVERAL SECTIONS, TOWNSHIP 30 N, RANGE 29 E, W.M.

ACRES: 1,365 (+/-)

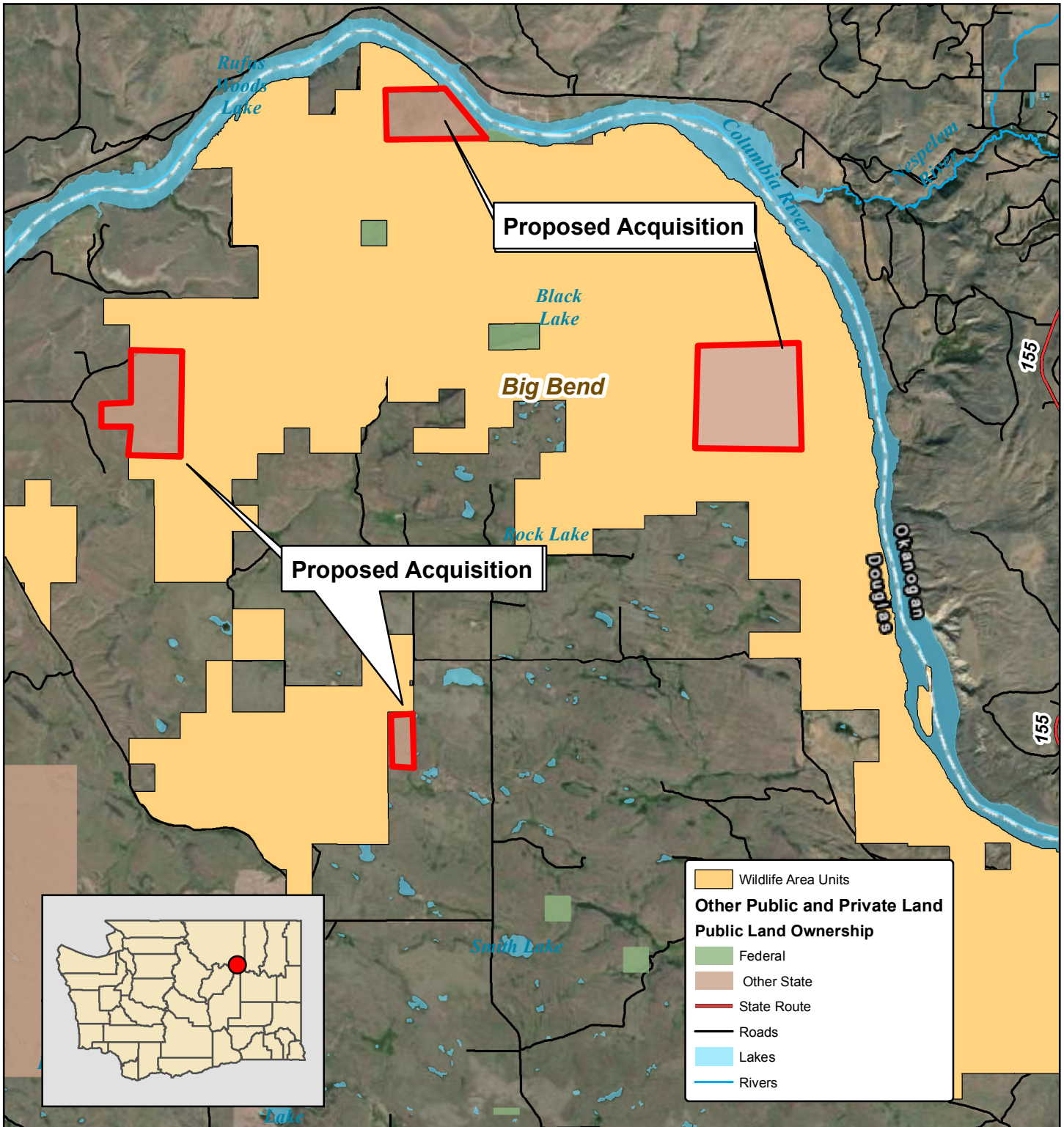
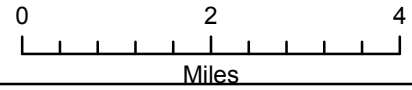


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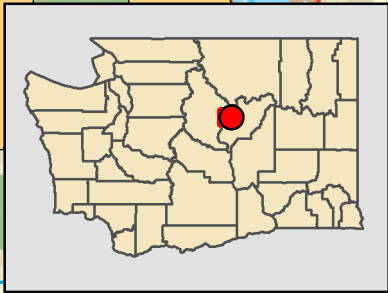
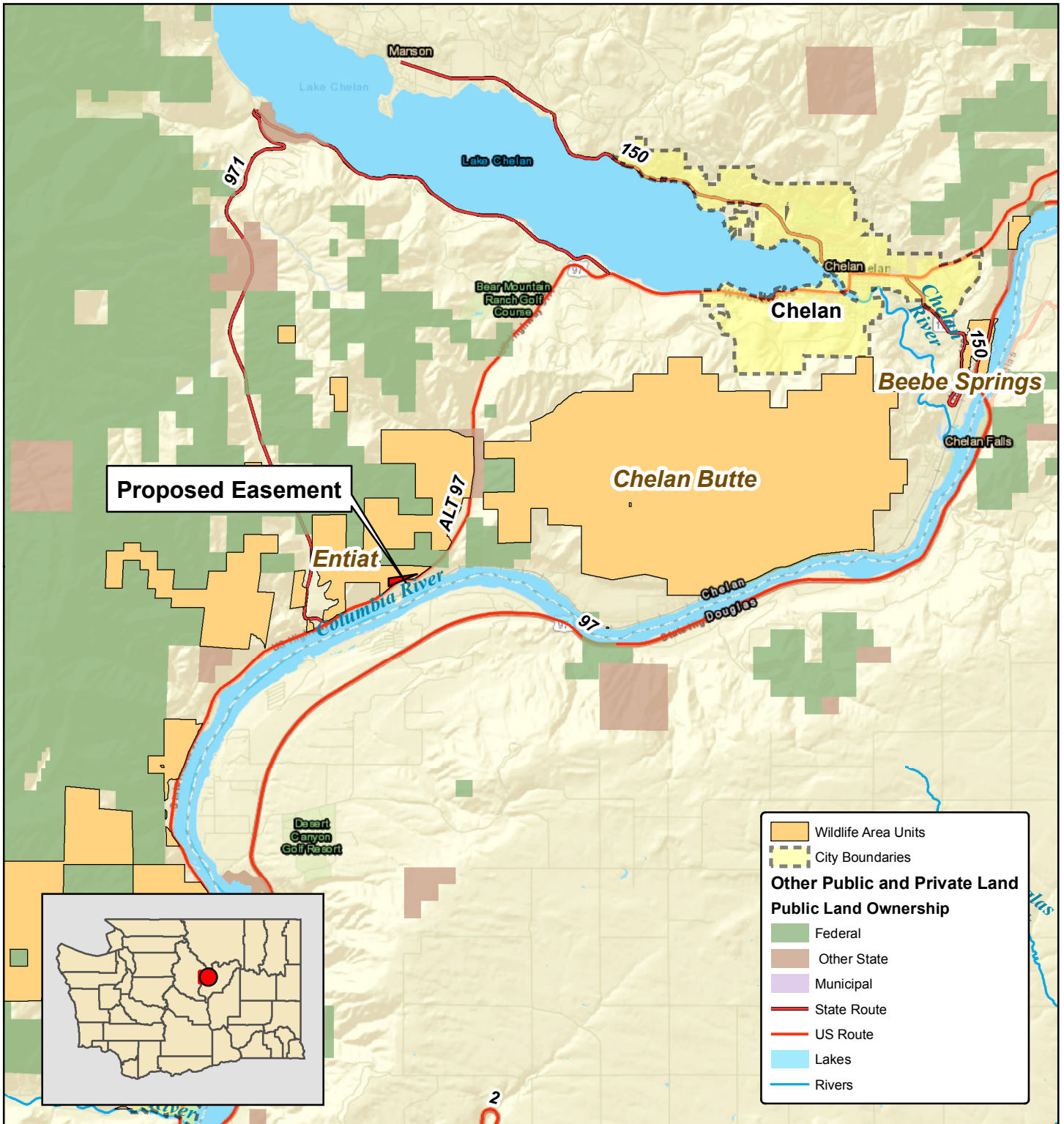
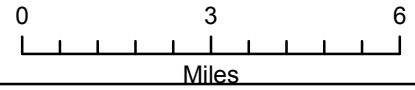
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ITEM 4: WSDOT SAFETY NET EASEMENT

COUNTY: CHELAN

LEGAL: SECTION 11, TOWNSHIP 26 N, RANGE 21 E, W.M.



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