

103^D CONGRESS
2^D SESSION

H. R. 4993

To authorize the Secretary of Agriculture to exchange certain lands in the Wenatachee National Forest, Washington, for certain lands owned by Public Utility District No. 1 of Chelan County, Washington, and for other purposes.

IN THE HOUSE OF REPRESENTATIVES

AUGUST 18, 1994

Mr. INSLEE introduced the following bill; which was referred to the Committee on Natural Resources

A BILL

To authorize the Secretary of Agriculture to exchange certain lands in the Wenatachee National Forest, Washington, for certain lands owned by Public Utility District No. 1 of Chelan County, Washington, and for other purposes.

1 *Be it enacted by the Senate and House of Representa-*
2 *tives of the United States of America in Congress assembled,*

3 **SECTION 1. LAND EXCHANGE.**

4 (a) EXCHANGE.—Subject to subsection (c), the Sec-
5 retary of Agriculture (referred to in this section as the
6 “Secretary”) shall convey all right, title, and interest of
7 the United States in and to the National Forest System
8 lands described in subsection (b)(1) to Public Utility Dis-

1 trict No. 1 of Chelan County, Washington (referred to in
2 this section as the “Public Utility District”), in exchange
3 for the conveyance to the Department of Agriculture by
4 the Public Utility District of all right, title, and interest
5 of the Public Utility District in and to the lands described
6 in subsection (b)(2).

7 (b) DESCRIPTIONS OF LANDS.—

8 (1) NATIONAL FOREST SYSTEM LANDS.—The
9 National Forest System lands referred to in sub-
10 section (a) are 90 acres, more or less, that are par-
11 tially occupied by a wastewater treatment facility re-
12 ferred to in subsection (c)(4)(A) with the following
13 legal description:

14 (A) The NE¹/₄ of SW¹/₄ of section 27 of
15 township 27 north, range 17 east, Willamette
16 Meridian, Chelan County, Washington.

17 (B) The N¹/₂ of SE¹/₄ of SW¹/₄ of such
18 section 27.

19 (C) The W¹/₂ of NW¹/₄ of SE¹/₄ of such
20 section 27.

21 (D) The NW¹/₄ of SW¹/₄ of SE¹/₄ of such
22 section 27.

23 (2) PUBLIC UTILITY DISTRICT LANDS.—The
24 lands owned by the Public Utility District are

1 109.15 acres, more or less, with the following legal
2 description:

3 (A) S¹/₂ of SW¹/₄ of section 35 of township
4 26 north, range 17 east, Willamette Meridian,
5 Chelan County, Washington.

6 (B) The area specified by Public Utility
7 District No. 1 as Government Lot 5 in such
8 section 35.

9 (c) REQUIREMENTS FOR EXCHANGE.—

10 (1) TITLE ACCEPTANCE AND CONVEYANCE.—
11 Upon offer by the Public Utility District of all right,
12 title, and interest in and to the lands described in
13 subsection (b)(2), if the title is found acceptable by
14 the Secretary, the Secretary shall accept title to such
15 lands and interests therein and shall convey to the
16 Public Utility District all right, title, and interest of
17 the United States in and to the lands described in
18 subsection (b)(1).

19 (2) APPRAISALS REQUIRED.—Before making an
20 exchange pursuant to subsection (a), the Secretary
21 shall conduct appraisals of the lands that are subject
22 to the exchange to determine the fair market value
23 of the lands. Such appraisals shall not include the
24 value of the wastewater treatment facility referred to
25 in paragraph (4)(A).

1 (3) ADDITIONAL CONSIDERATION.—If, on the
2 basis of the appraisals made under paragraph (1),
3 the Secretary determines that the fair market value
4 of the lands to be conveyed by one party under sub-
5 section (a) is less than the fair market value of the
6 lands to be conveyed by the other party under sub-
7 section (a), then, as a condition of making the ex-
8 change under subsection (a), the party conveying the
9 lands with the lesser value shall pay the other party
10 the amount by which the fair market value of the
11 lands of greater value exceeds the fair market value
12 of the lands of lesser value.

13 (4) CONVEYANCE OF WASTEWATER TREATMENT
14 FACILITY.—(A) As part of an exchange made under
15 subsection (a), the Secretary shall convey to the
16 Public Utility District of Chelan County, Washing-
17 ton, all right, title, and interest of the United States
18 in and to the wastewater treatment facility (includ-
19 ing the wastewater treatment plant and associated
20 lagoons) located on the lands described in subsection
21 (b)(1) that is in existence on the date of the ex-
22 change.

23 (B) As a condition for the exchange under sub-
24 section (a), the Public Utility District shall provide
25 for a credit equal to the fair market value of the

1 wastewater treatment facility conveyed pursuant to
2 subparagraph (A) (determined as of November 4,
3 1991), that shall be applied to the United States'
4 share of any new wastewater treatment facility con-
5 structed by the Public Utility District after such
6 date.

7 (d) ADDITIONAL TERMS AND CONDITIONS.—The
8 Secretary may require such additional terms and condi-
9 tions in connection with the exchange under this section
10 as the Secretary determines appropriate to protect the in-
11 terests of the United States.

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