Fors Road Land Exchange
86-097732
Fors Road Land Exchange

Purpose

• Designate Land Bank property into trust status for future management and revenue distribution

• Designate trust property as Land Bank in advance of public auction for trust land replacement

• Equivalent market value between the Common School Trust property and Land Bank property in the exchange
Fors Road Land Exchange

Land Bank – Vicinity Map for Parcel A
Fors Road Land Exchange

Land Bank – Ortho Map for Parcel A (Briarwood)
Fors Road Land Exchange

Parcel A (Briarwood)

- 368.05 acres of forest land
- In Skagit County near Big Lake
- Variety of age classes of timber; some commercial rock potential
- Purchased in 2018 as 100% Land Bank property
- 100% Land Bank to 57.5% Common School Trust and 42.5% Land Bank at the conclusion of the exchange.
Fors Road Land Exchange

Common School Trust – Vicinity Map B & C
Fors Road Land Exchange

Common School Trust – Parcels B & C

Parcel B (Fors Road)
In Sec. 16, T30N, R6W, W.M.

Parcel C (Dungeness)
In Sec. 36, T31N, R4W, W.M.
Fors Road Land Exchange

Parcel B (Fors Road)

- 67.63 acres of forest land
- In Clallam County near Port Angeles
- Relatively uniform younger timber
- Common School Trust to Land Bank in Exchange
- Electric Transmission Line on property
- Easement access to Fors County Road
Fors Road Land Exchange

Parcel C (Dungeness)

- 7.2 acres of pasture land
- In Clallam County near Sequim / Dungeness
- Leased in the past for grazing and mineral exploration
- Common School Trust to Land Bank in the Exchange
- Anderson County Road access
## Fors Road Land Exchange

### Appraisal

<table>
<thead>
<tr>
<th>Before Exchange</th>
<th>Acres</th>
<th>Value</th>
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<tbody>
<tr>
<td>Land Bank - Briarwood</td>
<td>368.05 – 57.5% ownership share</td>
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Fors Road Land Exchange

Hearing Summary

- Public hearing held on October 25, 2018
- No attendees and no testimony at the hearing or during the 14 day comment period.
Questions?
Resolution #1534