

108TH CONGRESS  
1ST SESSION

# H. R. 903

To provide for the conveyance by the Secretary of Agriculture of the Sandpoint Federal Building and adjacent land in Sandpoint, Idaho, and for other purposes.

---

## IN THE HOUSE OF REPRESENTATIVES

FEBRUARY 25, 2003

Mr. OTTER introduced the following bill; which was referred to the Committee on Transportation and Infrastructure, and in addition to the Committee on Resources, for a period to be subsequently determined by the Speaker, in each case for consideration of such provisions as fall within the jurisdiction of the committee concerned

---

## A BILL

To provide for the conveyance by the Secretary of Agriculture of the Sandpoint Federal Building and adjacent land in Sandpoint, Idaho, 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. SHORT TITLE.**

4 This Act may be cited as the “Sandpoint Land and  
5 Facilities Conveyance Act of 2003”.

1 **SEC. 2. CONVEYANCE OF SANDPOINT FEDERAL BUILDING**  
2 **AND ADJACENT LAND, SANDPOINT, IDAHO.**

3 (a) TRANSFER OF ADMINISTRATIVE JURISDIC-  
4 TION.—Not later than 30 days after the date of the enact-  
5 ment of this Act, the Administrator of General Services  
6 shall transfer to the Secretary of Agriculture, without re-  
7 imbursement, administrative jurisdiction over the  
8 Sandpoint Federal Building and approximately 3.17 acres  
9 of land in Sandpoint, Idaho, as depicted on the map enti-  
10 tled “Sandpoint Federal Building,” dated September 12,  
11 2002.

12 (b) ASSUMPTION AND REPAYMENT OF DEBT.—As of  
13 the date on which administrative jurisdiction of the prop-  
14 erty is transferred under subsection (a), the Secretary  
15 shall assume the obligation of the Administrator of Gen-  
16 eral Services to repay to the Federal Finance Bank the  
17 debt incurred with respect to the transferred property.  
18 The Secretary may repay the debt using—

19 (1) the proceeds of the conveyance of the prop-  
20 erty under this section;

21 (2) amounts appropriated to the Forest Service  
22 for the rental, upkeep, and maintenance of facilities;  
23 and

24 (3) any other unobligated appropriated amounts  
25 available to the Secretary.

26 (c) CONVEYANCE OF PROPERTY.—

1           (1) CONVEYANCE AUTHORIZED.—The Secretary  
2           may convey, by quitclaim deed, all right, title, and  
3           interest of the United States in and to the property  
4           transferred to the Secretary under subsection (a).  
5           The conveyance shall be made by sale or by ex-  
6           change.

7           (2) MAP.—Until the date on which the property  
8           is conveyed under this section, the map referred to  
9           in subsection (a) shall be on file and available for  
10          public inspection in the Office of the Chief of the  
11          Forest Service and the Office of the Supervisor,  
12          Idaho Panhandle National Forest, Coeur d’Alene,  
13          Idaho.

14          (3) SOLICITATIONS OF OFFERS.—The Secretary  
15          may solicit offers for the conveyance of the property  
16          under this section on such terms and conditions as  
17          the Secretary may prescribe. The Secretary may re-  
18          ject any offer made under this section if the Sec-  
19          retary determines that the offer is not adequate or  
20          not in the public interest.

21          (d) CONSIDERATION.—

22                (1) IN GENERAL.—If the property is to be con-  
23                veyed under subsection (c) by sale, the recipient of  
24                the property shall pay to the Secretary an amount  
25                equal to the fair market value of the conveyed prop-

1 erty, as determined under subsection (e). At the  
2 election of the Secretary, the consideration may be  
3 in the form of cash or other consideration, including  
4 the construction of administrative facilities for the  
5 National Forest System in Bonner County, Idaho.

6 (2) CONDITIONS ON EXCHANGE.—If the prop-  
7 erty is to be conveyed under subsection (c) in ex-  
8 change for the construction of administrative facili-  
9 ties—

10 (A) the construction of the administrative  
11 facilities shall be subject to any terms or condi-  
12 tions that the Secretary may prescribe by con-  
13 tract, including final building design and costs;  
14 and

15 (B) the conveyance of the property shall be  
16 subject to—

17 (i) the completion of the administra-  
18 tive facilities in a manner satisfactory to  
19 the Secretary;

20 (ii) the condition that the exchange be  
21 an equal value exchange, or if the value of  
22 the property and the administrative facili-  
23 ties are not equal, as determined under  
24 paragraph (3), that the values be equalized  
25 in accordance with paragraph (4); and

1 (iii) any requirements of the Secretary  
2 that the entity acquiring the property as-  
3 sume any outstanding indebtedness on the  
4 property to the Federal Finance Bank.

5 (3) VALUATION.—The value of the property to  
6 be conveyed under subsection (c), and the value of  
7 any administrative facilities in exchange for the  
8 property, shall be determined by an appraisal that—

9 (A) is acceptable to the Secretary; and  
10 (B) conforms with the Uniform Appraisal  
11 Standards for Federal Land Acquisitions.

12 (4) EQUALIZATION OF VALUES.—Notwith-  
13 standing section 206(b) of the Federal Land Policy  
14 and Management Act of 1976 (43 U.S.C. 1716(b)),  
15 the Secretary may accept a cash equalization pay-  
16 ment in excess of 25 percent of the value of the  
17 property conveyed under subsection (c).

18 (e) DEPOSIT AND USE OF PROCEEDS.—

19 (1) DEPOSIT.—The Secretary shall deposit the  
20 proceeds derived from the conveyance of the property  
21 under this section in the fund established by Public  
22 Law 90–171 (commonly known as the “Sisk Act”;  
23 16 U.S.C. 484a).

1           (2) USE.—Amounts deposited under this sub-  
2           section shall be available to the Secretary, without  
3           further appropriation and until expended, for—

4                   (A) the acquisition, construction, or im-  
5                   provement of administrative facilities and asso-  
6                   ciated land in the Northern Region of the For-  
7                   est Service in the State of Idaho; and

8                   (B) the acquisition of land and interests in  
9                   land for addition to the National Forest System  
10                  in the Northern Region of the Forest Service in  
11                  the State of Idaho.

12          (3) LIMITATIONS.—Funds deposited under this  
13          subsection shall not—

14                  (A) be paid or distributed to States or  
15                  counties under any provision of law; or

16                  (B) be considered to be moneys received  
17                  from units of the National Forest System for  
18                  purposes of—

19                          (i) the sixth paragraph under the  
20                          heading “Forest Service” in the Act of  
21                          May 23, 1908 (16 U.S.C. 500);

22                          (ii) section 13 of the Act of March 1,  
23                          1911 (commonly known as the “Weeks  
24                          Law”; 16 U.S.C. 500); or

1 (iii) the fourteenth paragraph under  
2 the heading “Forest Service” in the Act of  
3 March 4, 1913 (16 U.S.C. 501).

4 (f) MANAGEMENT OF ACQUIRED LAW.—Subject to  
5 valid existing rights, the Secretary shall manage any land  
6 acquired under this section in accordance with the Act of  
7 March 1, 1911 (commonly known as the “Weeks Act”;  
8 16 U.S.C. 480 et seq.) and other laws relating to the Na-  
9 tional Forest System.

10 (g) APPLICABLE LAW.—Except as otherwise provided  
11 in this section, the conveyance of property under this sec-  
12 tion shall be subject to the laws applicable to the convey-  
13 ance of National Forest System land. Part 1955 of title  
14 7, Code of Federal Regulations, shall not apply to any ac-  
15 tion carried out under this section.

○