

AGENDA
STATE BUILDING COMMISSION
Executive Subcommittee
Hearing Room 30 – Legislative Plaza
June 20, 2016
11:00 a.m.

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- University of Tennessee 3
- Tennessee Board of Regents 5
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CONSENT AGENDA

Approval of the following real property transactions which have been reviewed and recommended for approval by Subcommittee staff:

- A. Agency: **University of Tennessee – Knox County**
Transaction: Disposal – Easement (Utility)
Provision(s): Waiver of advertisement and appraisals

- B. Agency: **University of Tennessee – Hamilton County**
Transaction: Acquisition – Lease Amendment
Provision(s): Waiver of advertisement

- C. Agency: **University of Tennessee – Roane County**
Transaction: Acquisition – Lease Amendment
Provision(s): Waiver of advertisement

- D. Agency: **Tennessee Board of Regents – Davidson County**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

- E. Agency: **Tennessee Board of Regents – Davidson County**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

- F. Agency: **Tennessee Board of Regents – Knox County**
Transaction: Disposal – Lease Amendment
Provision(s): n/a

- G. Agency: **Department of Transportation – Rutherford County**
Transaction: Disposal – Fee
Provision(s): Waiver of advertisement and one appraisal

- H. Agency: **Department of Environment & Conservation – Marion County**
Transaction: Acquisition – Fee (Third Party)
Provision(s): Waiver of advertisement and one appraisal

- I. Agency: **Department of Environment & Conservation – Fentress County**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

- J. Agency: **Department of Environment & Conservation – Fentress County**
Transaction: Acquisition – Fee (Purchase)
Provision(s): Waiver of advertisement and one appraisal

UNIVERSITY OF TENNESSEE

University of Tennessee, Chattanooga and Space Institute

Requested Action: Approval of a revision in project budget, funding and source(s) of funding

Project Title: Accessibility Improvements - UTC & UTSI

Project Description: Provide for ongoing Accessibility Improvements for the disabled to campus facilities.

SBC Number: 540/000-01-2012

Total Project Budget: \$1,465,908.67

Source of Funding:	<u>Original</u>	<u>Change</u>	<u>Revised</u>			
	\$51,288.36	\$0.00	\$51,288.36	06/07	CurrFunds-CapMaint	(R)
	623,251.31	0.00	623,251.31	08/09	CurrFunds-CapMaint	(R)
	120,000.00	0.00	120,000.00	12/13	CurrFunds-CapMaint	(A)
	120,000.00	0.00	120,000.00	13/14	CurrFunds-CapMaint	(A)
	120,000.00	0.00	120,000.00	14/15	CurrFunds-CapMaint	(A)
	120,000.00	0.00	120,000.00	15/16	CurrFunds-CapMaint	(A)
	0.00	311,369.00	311,369.00		Plant Non-Auxiliary	(A)
Original Project Budget:	\$1,154,539.67					
Change in Funding:		\$311,369.00				
Revised Project Budget:			\$1,465,908.67			

Comment: Four bids were received on May 25, 2016. An increase in funding is needed to award a contract to Construction Consultants for the base bid only. There will be no additional designer fees related to the bid overage.

Previous Action:

07/12/2012	SBC	Approved project
11/14/2013	SBC	Approved revision in scope & funding
11/25/2013	ESC	Approved designer (Ross/Fowler PC)
07/10/2014	SBC	Approved allocation of additional line-item funding
07/09/2015	SBC	Approved allocation of additional line-item funding
06/09/2016	SBC	Referred to ESC with authority to act

UNIVERSITY OF TENNESSEE

Acquisition - Lease Amendment

Requested Action: Approval of a lease amendment with waiver of advertisement

Transaction Description: Transaction No. 11-01-900

- **Proposed Amendment**

- **Term:** 10 years (October 17, 2011 – October 16, 2021)

- **Current Lease**

- **Location:** University of Tennessee - Martin
Madison County – Highway 45 Bypass, Jackson, TN – Satellite Campus

- **Landlord:** Wolfe Development, LLC

- **Term:** 5 years (October 17, 2011 – October 16, 2016)

- **Area / Costs:** 6,002 square feet

Annual Contract Rent	\$116,000.00	\$19.33/sf
Estimated Utilities Cost	\$10,504.00	\$1.75/sf
Estimated Janitorial Cost	\$6,602.00	\$1.10/sf
Total Annual Effective Cost	\$133,106.00	\$22.18/sf

- **Source of Funding:** Plant (Non-Auxiliary) (A)

- **FRF Rate:** \$18.00 (for reference)

Comment: In 2010, an RFP was issued to locate space for a satellite campus for UT Martin in the Jackson, TN area. This space was selected and built to suit for the University. The University continues to offer classes and programs at this location and proposes to extend the lease for five years with waiver of advertisement. There will be no increase in the lease rate and either party will have the right to terminate for convenience with 120 days-notice. The lease is special and unique due to the requirements of the program, the location of the space, and the build out of the space.

Previous Action: 01/24/2011 Approved lease agreement

SSC Report: 06/13/2016 Robbi Stivers summarized the transaction. Staff referred to Executive Subcommittee for recommendation.

TENNESSEE BOARD OF REGENTS

Middle Tennessee State University, Murfreesboro, Rutherford, Tennessee

Requested Action: Approval of project, budget, scope, funding and source(s) of funding

Project Title: Demolition – 2411 Middle Tennessee Boulevard

Project Description: This project provides for the demolition of a shed at 2411 Middle Tennessee Boulevard in Murfreesboro, Tennessee in accordance with the MTSU 2007 Master Plan.

SBC Number: 166/009-04-2016

Total Project Budget: \$3,800.00

Source of Funding: \$3,800.00 Plant Funds (Non-Auxiliary)

Comment: The property was acquired in October 2008. The TN Historical Commission has determined that this project will not adversely affect this State-owned resource of 50+ years, and no further action is necessary.

TENNESSEE BOARD OF REGENTS

Tennessee State University, Nashville, Davidson, Tennessee

Requested Action: Approval of project, budget, scope, funding and source(s) of funding

Project Title: Demolition – 1124 32nd Avenue

Project Description: This project provides for the demolition of 1124 32nd Avenue North, Nashville, Tennessee in accordance with the TSU 2008 Master Plan.

SBC Number: 166/001-01-2016

Total Project Budget: \$4,700.00

Source of Funding: \$4,700.00 Plant Funds (Non-Auxiliary)

Comment: This building is less than 50 years old and does not require TN Historical Commission review.

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Disposal – Fee

Requested Action: Approval to dispose of property for less than Fair Market Value as determined by appraisal

Transaction Description: Transaction No. 11-05-013-BN
• Location: Franklin County – 0.663+/-acres – Hopkins Point, Winchester, TN
• Estimated Sale Price: \$12,650
• Grantee: Josh L. Donnell

Comment: The property has been advertised four times and no bids at or above appraised value were received. TDEC would like to accept the offer received in the most recent bid. Fifty percent of the proceeds from the sale will go to Tims Ford State Park and the other fifty percent will go to the counties impacted by the development of Tims Ford Reservoir, in accordance with TCA 11-3-110 and an agreement with the counties.

Date of Last Transfer: June 2000
Previous Owner: TN Elk River Development Agency
Original Cost to State: N/A
Square Footage Improvements: None

Previous Action 06/22/2011 ESC Approved disposal at fair market value as presented

SSC Report: 06/13/2016 Steve Lusk summarized the transaction. Staff referred to Executive Subcommittee with recommendation.

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Disposal – Fee

Requested Action: Approval to dispose of property for less than Fair Market Value as determined by appraisal

Transaction Description: Transaction No. 11-05-018-BN
• Location: Franklin County – 1.11+/-acres – Hopkins Point, Winchester, TN
• Estimated Sale Price: \$15,540
• Grantee: Josh L. Donnell

Comment: The property has been advertised four times and no bids at or above appraised value were received. TDEC would like to accept the offer received in the most recent bid. Fifty percent of the proceeds from the sale will go to Tims Ford State Park and the other fifty percent will go to the counties impacted by the development of Tims Ford Reservoir, in accordance with TCA 11-3-110 and an agreement with the counties.

Date of Last Transfer: June 2000
Previous Owner: TN Elk River Development Agency
Original Cost to State: N/A
Square Footage Improvements: None

Previous Action 06/22/2011 ESC Approved disposal at fair market value as presented

SSC Report 06/13/2016 Steve Lusk summarized the transaction. Staff referred to Executive Subcommittee with recommendation.

DEPARTMENT OF GENERAL SERVICES

William R. Snodgrass Tennessee Tower, Nashville, Davidson County, Tennessee

Requested Action: Approval of a project, budget, scope, funding and source(s) of funding and to utilize the Value Added Resellers Contract to perform the work

Project Title: TN Tower LED Lighting and Controls

Project Description: LED lighting retrofit with lighting controls and related work.

SBC Number: 529/079-01-2016

Total Project Budget: \$4,144,000.00

Source of Funding: \$ 353,300.00 15/16 FRF CurrFunds-CapMaint (Empower) A/R
3,790,700.00 2015 GO Bonds-CapMaint (Empower) (A)

Comment: This project is funded out of the Empower TN Project Implementation fund. The Value Added Resellers Contract (SBC # 529/000-06-2015) is requested since this project is within the scope of that contract. Upon completion of this project, all remaining floors will use LED lighting controls. The time frame for payback of Empower funds is as follows:

	<u>Est. Annual Savings</u>	<u>Estimated Simple Payback (years)</u>
Total Project	\$440,500	9 to 10
Lighting and Lighting Control	\$440,500	9 to 10

Previous Action: 06/09/2016 SBC Referred to ESC with authority to act.

STATE BUILDING COMMISSION

Minutes of Executive Subcommittee Meeting

- 1) APPROVAL of the Minutes of the Executive Subcommittee meeting held on June 9, 2016.

Designer Selections

- 1) SELECTION of DESIGNERS for projects approved by the State Building Commission and recommended by the State Procurement Agencies.

Other Business

UNIVERSITY OF TENNESSEEDisposal – Easement (Utility)

Requested Action:	Approval of disposal by easement with waiver of advertisement and appraisals
Transaction Description:	Transaction No. 16-06-001
<ul style="list-style-type: none"> • Location: 	University of Tennessee – Knoxville (UTK) Knox County – 1.88 +/- acres permanent utility easement – portions of Andy Holt Avenue and 20th Street, Knoxville, TN
<ul style="list-style-type: none"> • Grantee: 	Knoxville Utilities Board (KUB)
<ul style="list-style-type: none"> • Estimated Sale Price: 	Mutual Benefit
<ul style="list-style-type: none"> • Source of Funding: 	Plant (Non-Auxiliary) (REM fees)
Comment:	The utility easement is necessary for KUB to provide utility upgrades to service this area of campus and the West Campus Housing development.
	Date of Last Transfer: 3/3/2016
	Original Cost to State: Quit claim – no consideration
SSC Report:	06/13/2016 Robbi Stivers summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.

UNIVERSITY OF TENNESSEE

Acquisition - Lease Amendment

Requested Action:	Approval of a lease amendment with waiver of advertisement														
Transaction Description:	Transaction number to be assigned by University														
<ul style="list-style-type: none"> ● Proposed Amendment <ul style="list-style-type: none"> ○ Area / Costs: 	Ten (10) units currently leased – lease of up to eight (8) additional two-bedroom apartment units based on demand and availability <table border="0" style="width: 100%;"> <tr> <td style="width: 60%;">Average Annual Contract Rent</td> <td style="width: 20%;">\$1,350/unit per mo</td> <td style="width: 20%;">\$291,600/yr max.</td> </tr> <tr> <td>Total Annual Effective Cost</td> <td>\$1,350/unit per mo</td> <td>\$291,600/year</td> </tr> </table>			Average Annual Contract Rent	\$1,350/unit per mo	\$291,600/yr max.	Total Annual Effective Cost	\$1,350/unit per mo	\$291,600/year						
Average Annual Contract Rent	\$1,350/unit per mo	\$291,600/yr max.													
Total Annual Effective Cost	\$1,350/unit per mo	\$291,600/year													
<ul style="list-style-type: none"> ● Current Lease <ul style="list-style-type: none"> ○ Location: ○ Landlord: ○ Term: ○ Area / Costs: 	UT Health Science Center - Hayden Place Apartments Hamilton County - 298 Acorn Oaks Circle, Chattanooga, TN 37405 Hayden Place Properties I, Inc. October 23, 2015 – October 22, 2020 with one option to extend for five years Ten (10) two-bedroom apartment units <table border="0" style="width: 100%;"> <tr> <td style="width: 60%;">Average Annual Contract Rent</td> <td style="width: 20%;">\$1,350/unit per mo</td> <td style="width: 20%;">\$162,000/year</td> </tr> <tr> <td>Estimated Annual Utility Cost</td> <td>Included</td> <td>\$1.75/sf (incl)</td> </tr> <tr> <td>Estimated Annual Janitorial Cost</td> <td>Included</td> <td>\$1.10/sf (incl)</td> </tr> <tr> <td>Total Annual Effective Cost</td> <td>\$1,350/unit per mo</td> <td>\$162,000/year</td> </tr> </table>			Average Annual Contract Rent	\$1,350/unit per mo	\$162,000/year	Estimated Annual Utility Cost	Included	\$1.75/sf (incl)	Estimated Annual Janitorial Cost	Included	\$1.10/sf (incl)	Total Annual Effective Cost	\$1,350/unit per mo	\$162,000/year
Average Annual Contract Rent	\$1,350/unit per mo	\$162,000/year													
Estimated Annual Utility Cost	Included	\$1.75/sf (incl)													
Estimated Annual Janitorial Cost	Included	\$1.10/sf (incl)													
Total Annual Effective Cost	\$1,350/unit per mo	\$162,000/year													
<ul style="list-style-type: none"> ● Source of Funding: ● Procurement Method: ● FRF Rate: 	Plant (Non-Auxiliary)(A) Negotiated (after advertising RFP on June 28/July 5 and August 30/September 6) \$18.00/sf (for reference only)														
Comment:	The University proposes to amend the lease agreement for eight (8) additional apartment units for use by visiting medical and dental students doing clinical rotations in Chattanooga. After advertising an RFP twice in 2015 with no acceptable bids, the ESC approved a lease agreement with a vendor that met the requirements of the RFP. At the time of the original RFP and lease agreement, ten (10) apartments were deemed sufficient. Waiver of advertisement is requested since this is only an addition of units with no amendment to the term or rental rate.														
Previous Action:	<table border="0" style="width: 100%;"> <tr> <td style="width: 15%;">06/22/2015</td> <td style="width: 15%;">Approved issuing a Request for Proposal for leasing apartments</td> </tr> <tr> <td>10/22/2015</td> <td>Approved lease</td> </tr> </table>			06/22/2015	Approved issuing a Request for Proposal for leasing apartments	10/22/2015	Approved lease								
06/22/2015	Approved issuing a Request for Proposal for leasing apartments														
10/22/2015	Approved lease														
SSC Report:	06/13/2016 Robbi Stivers summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.														

UNIVERSITY OF TENNESSEEAcquisition - Lease Amendment

Requested Action:	Approval of a lease amendment with waiver of advertisement		
Transaction Description:	Transaction No. 12-09-906		
• Proposed Amendment			
○ Term:	July 1, 2016 thru June 30, 2019 with one 3-year option to extend		
○ Area / Costs:			
	Annual Contract Rent (Including utilities and janitorial cost)	\$316,673.50	\$21.50/sf
• Current Lease			
○ Location:	University of Tennessee Office of Research Roane County – 1100 Bethel Valley Road, Oak Ridge, TN		
○ Landlord:	Professional Project Services, Inc. d/b/a Pro2Serve		
○ Term:	Three years		
○ Area / Costs:	14,729 rentable square feet		
	Annual Contract Rent (Including utilities and janitorial cost)	\$275,000.04	\$18.67/sf
• Source of Funding:	UT National Academy-Level Facility Appropriations (A)		
• FRF Rate:	\$18.00		
Comment:	<p>In 2012, the University leased 14,729 +/- sq. ft. for the Governor's Chair Program which was designed to bring exceptionally accomplished researchers to Tennessee. The University has since hired more than a dozen of the nation's top scientists to work jointly at the University of Tennessee and Oak Ridge National Laboratory.</p> <p>The University proposes to extend the lease agreement for an additional three (3) years with an option to extend for three (3) more years with waiver of advertisement. The Lease is cancellable by either party for convenience at any time with 120 days-notice. The proposed Lease rate of \$21.50 per rentable square foot is inclusive of utilities, janitorial services and 60 parking spaces adjacent to the building. The lease continues to be special and unique due to the requirements of the program and the location of the space.</p>		
Previous Action:	10/26/2012	Approved lease agreement with waiver of advertisement.	
SSC Report:	06/13/2016	Robbi Stivers summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.	

TENNESSEE BOARD OF REGENTSAcquisition – Fee (Purchase)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 16-05-004

- **Location:** Tennessee State University
Davidson County – 0.14+/-acres – 1124 32nd Avenue North, Nashville, TN
- **Owner(s):** KKG Investments, LLC
- **Estimated Purchase Price:** Fair Market Value
- **Source of Funding:** Plant Funds (Non-Auxiliary)

Comment: This property is in close proximity of TSU and will be used for future campus expansion once the house is demolished. This property is in TSU's 2008 Master Plan.

Date of Last Transfer: January 01, 2010
Purchase Price: 0.00
Property Assessor's Value: 68,900
Square Footage Improvements: 969

SSC Report: 06/13/2016 Dick Tracy summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.

TENNESSEE BOARD OF REGENTSAcquisition – Fee (Purchase)

Requested Action:	Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal
Transaction Description:	Transaction No. 15-10-005
<ul style="list-style-type: none"> ● Location: ● Owner(s): ● Estimated Purchase Price: ● Source of Funding: 	Tennessee State University Davidson County – 0.17+/-acres – 1106 33 rd Avenue North, Nashville, TN Spruell and Kathryn Driver Fair Market Value Plant Funds (Non-Auxiliary)
Comment:	This property will be used for future campus expansion as an Administrative Office Operations and/or Auxiliary Services; and is in TSU's <u>2008 Master Plan</u> .
	Date of Last Transfer: August 22, 1967 Purchase Price: \$0.00 Property Assessor's Value: \$178,800 Square Footage Improvements: 2,394
SSC Report:	06/13/2016 Dick Tracy summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.

TENNESSEE BOARD OF REGENTS

Disposal - Lease Amendment

Requested Action: **Approval of a lease amendment**

Transaction Description: Transaction No. 13-10-954

- **Proposed Amendment**

- **Area / Costs:** 28,098 sf / Pro Rata Share M&O

- **Current Lease**

- **Lessee:** Knox County - 7201 Strawberry Plains Pike – Knoxville, TN

- **Landlord:** Pellissippi State Community College

- **Term:** April 01, 2014 thru June 30, 2024

- **Area / Costs:** 25,765 sf / Pro Rata Share M&O

Comment: The proposed lease amendment adds additional square footage to the current lease, and allows for two greenhouses to be erected for the joint use of the students and staff of Lessee and Lessor.

Previous Action: 11/25/2013 Approved Lease Agreement

SSC Report: 06/13/2016 Dick Tracy summarized the transaction. Staff referred to Executive Subcommittee for consent agenda.

DEPARTMENT OF TRANSPORTATIONDisposal – Fee

Requested Action: Approval of disposal in fee with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 16-05-006-DM
 • Location: Rutherford County – 2.53+/-acres – I-24 Manson Pike Interchange, Murfreesboro, TN
 • Estimated Sale Price: Fair Market Value
 • Grantee: TT of GM Murfreesboro Property, LLC (O)

Comment: The grantee is the sole adjoining landowner and the intent is to assemble property for development.

Date of Last Transfer: March 23, 2004
 Previous Owner: Mark E. Spears & Robert G. Martindale
 Original Cost to State: \$145,016
 Square Footage Improvements: None

SSC Report: 06/13/2016 Steve Lusk summarized the transaction. Staff referred to Executive Subcommittee for consent agenda

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Acquisition – Fee (Third Party)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, and to utilize third party with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 16-05-008-DM
 • Location: Marion County – 685.79+/-acres – Hwy 150, Jasper, TN
 • Owner(s): American Timberland Fund
 • Estimated Purchase Price: \$100,000
 • Source of Funding: 15/16 State Lands Acquisition Fund (A)
 • Third Party: The Conservation Fund & The Access Fund

Comment: Per TCA 67-4-409, this property is on the state lands acquisition priority list and has been approved for purchase by the Commissioner of Environment and Conservation, the Commissioner of Agriculture and the Executive Director of Tennessee Wildlife Resources Agency.

The acquisition will protect natural resources at Denny Cove which is located in Cumberland Voices Little Sequatchie Cove and Fiery Gizzard Conservation Area. The Conservation Fund and the Access Fund will purchase the tract with funding from: Lyndhurst Foundation, The Conservation Fund, Land Trust for TN, Riverview Foundation, Access Fund Grant, (Bridge loan – Access Fund Climbing Conservation Loan Program), Southeastern Climbers Coalition, Open Space Institute - South Cumberland Land Protection Fund, Open Space Institute - Resilient Landscapes Fund, Friends of South Cumberland, The Conservation Alliance, and the Heritage Conservation Fund. The property will then be transferred to the State for a cost of \$100,000. No additional management costs are anticipated with this acquisition.

Date of Last Transfer: April 10, 2010
 Purchase Price: \$150,000
 Property Assessor's Value: \$579,600
 Square Footage Improvements: None

SSC Report: 06/13/2016 Steve Lusk summarized the transaction. Staff referred to Executive Subcommittee for consent agenda

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Acquisition – Fee (Purchase)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 16-05-010-DM

- Location: Fentress County – 7.5+/-acres – Black House Mtn. Rd., Jamestown, TN
- Owner(s): Paul & Joann Odum Trust
- Estimated Purchase Price: Fair Market Value
- Source of Funding: 15/16 State Lands Acquisition Fund (A)

Comment: Per TCA 67-4-409, this property is on the state lands acquisition priority list and has been approved for purchase by the Commissioner of Environment and Conservation, the Commissioner of Agriculture and the Executive Director of Tennessee Wildlife Resources Agency.

The property is an inholding in the Pogue Creek State Natural Area. No additional management costs are anticipated with this acquisition.

Date of Last Transfer: August 31, 2007
Purchase Price: \$0.00 (Quit Claim)
Property Assessor's Value: \$75,000
Square Footage Improvements: None

SSC Report: 06/13/2016 Steve Lusk summarized the transaction. Staff referred to Executive Subcommittee for consent agenda

DEPARTMENT OF ENVIRONMENT & CONSERVATION

Acquisition – Fee (Purchase)

Requested Action: Approval to obtain title work, appraisal, survey, and environmental assessment, and to exercise an option to acquire the required interest, not to exceed fair market value, with waiver of advertisement and one appraisal

Transaction Description: Transaction No. 16-05-009-DM

- Location: Fentress County – 12+/-acres – Black House Mtn. Rd., Jamestown, TN
- Owner(s): Daniel J. Stricker
- Estimated Purchase Price: Fair Market Value
- Source of Funding: 15/16 State Lands Acquisition Fund (A)

Comment: Per TCA 67-4-409, this property is on the state lands acquisition priority list and has been approved for purchase by the Commissioner of Environment and Conservation, the Commissioner of Agriculture and the Executive Director of Tennessee Wildlife Resources Agency.

The property is contiguous to Pogue Creek State Natural Area (PCSNA). The purchase will enhance viewshed and provide a trail system accessing PCSNA.

Date of Last Transfer: May 27, 2005
Purchase Price: \$78,000
Property Assessor's Value: \$84,000
Square Footage Improvements: None

SSC Report: 06/13/2016 Steve Lusk summarized the transaction. Staff referred to Executive Subcommittee for consent agenda