
From: <greggdohrn@comcast.net>
Date: Monday, July 10, 2017 2:02 PM
To: "Terri Miller" <TMiller@pendoreille.org>
Subject: Re: Sale of County Property

Great!! I'll be available by phone if there are any questions (206-679-7507). It sounds like the Cusick property will take care of itself, I'm more concerned about making sure we're on a path for the sale of the property to the PUD. Did you see Jim's comments about the range of values for parcel 19182, I'll forward it just in case. It seems like using the low end assessed value, might be a good option, it saves the County money on the appraisal and expedites the sale to the PUD. The PUD in turn is going to bundle it up with their adjoining property and sell it to a private party which will put it back on the tax rolls and hopefully there will be a \$325 million investment on the site. Let me know if there is anything that i can do to be helpful. Thanks so very much for all of your help!!!!

From: "Terri Miller" <TMiller@pendoreille.org>
To: greggdohrn@comcast.net
Sent: Monday, July 10, 2017 1:48:07 PM
Subject: Re: Sale of County Property

I don't see a need for the Cusick property. There tends to be more questions on other items once I'm in their office, but Dolly is scheduled for 3:00 so I'm just squeezing in ahead of her so hopefully, I can move forward with the Tribe.
Terri

From: greggdohrn@comcast.net <greggdohrn@comcast.net>
Sent: Monday, July 10, 2017 1:04:14 PM
To: Terri Miller
Subject: Re: Sale of County Property

Would it be helpful for me to join the discussion this afternoon ??

Glad to hear the other parcel is moving along!!

Many thanks!!!!

Sent from XFINITY Connect Mobile App

----- Original Message -----

From: Terri Miller
To: greggdohrn@comcast.net
Sent: July 10, 2017 at 12:46 PM
Subject: RE: Sale of County Property

Hi, Gregg,

The assessor's value versus appraisal has and is being discussed within the county. I see that you are also in communication regarding this with Jim. I am meeting with the commissioners this afternoon at 2:45 regarding the Cusick property. The Kalispel Tribe has completed an Application for Re-Sale of Tax Title for that property.

Terri Miller, Treasurer

Pend Oreille County

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From: greggdohrn@comcast.net [mailto:greggdohrn@comcast.net]

Sent: Monday, July 10, 2017 8:20 AM

To: Terri Miller <TMiller@pendoreille.org>

Subject: Sale of County Property

Good morning Terri, I hope you had an enjoyable weekend!! I am wondering if you are going to be meeting with the Commissioners today regarding the sale of parcel 19182? If so, I'd be happy to join you. I did have an afterthought, since the County Assessor has set the assessed value of the property, what if we were to ask Jim how close to market value the assessed value is, and if it is close use the assessed value?

From: "Jim McCroskey" <JMccroskey@pendoreille.org>
Date: Monday, July 10, 2017 10:28 AM
To: <greggdohrn@comcast.net>
Cc: "Commissioners Office" <CommissionersOffice@pendoreille.org>; "Terri Miller" <TMiller@pendoreille.org>
Subject: RE: Parcel 19182

Gregg,

With the parcel selling for \$2650 per are (for 20 acres) south of the county parcel, and being on Stateline Rd right off of Rena Rd. and not knowing if the sale had anything to do with timber value, this would be the high end. We have \$2000 per acre on the parcel in question. Not knowing the access, this would be the low end valuation. So, the valuation of \$26,660 is low end and an estimated \$36,650 would be the high end. This office will generally follow the lower end of the spectrum to keep from going over 100% ratio.

Also, valuation is land only, we do not value timber.

Sorry it is not an exact number, only a range.

Jim



James W. McCroskey
Pend Oreille County Assessor
(509) 447-6446
JMccroskey@pendoreille.org

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From: greggdohrn@comcast.net [mailto:greggdohrn@comcast.net]
Sent: Monday, July 10, 2017 8:36 AM
To: Jim McCroskey <JMccroskey@pendoreille.org>
Subject: Parcel 19182

Good morning Jim, I hope you had an enjoyable weekend! Parcel 19182 has an assessed value of \$27,500. Do you have a sense of how close to market value that may be? I wondering if the County paid for an appraisal, would we likely get a significantly different value?