



**HOUSE COMMITTEE ON APPROPRIATIONS**  
2009-10 Legislative Session

**FISCAL NOTE**

**SENATE BILL:** 862

**PRINTER'S NO:** 1027

**PRIME SPONSOR:** Corman

<b>FISCAL IMPACT SUMMARY</b>	<b>FY 2009/10</b>	<b>FY 2010/11</b>
<b>Revenue Increase/(Decrease):</b>		
General Fund	See Analysis	See Analysis

**OVERVIEW:**

Senate Bill 862 authorizes and directs the Department of General Services (DGS), with the approval of the Governor, to grant and convey certain lands in Benner Township, Centre County.

This legislation shall take effect immediately.

**ANALYSIS:**

Senate Bill 862 authorizes DGS, with the approval of the Governor, to grant and convey to the Centre County Industrial Development Corporation (CCIDC) 0.348 acres of vacant land on the grounds of the State Correctional Institution at Rockview, situate in Benner Township, Center County. In exchange for the conveyance of the property, the CCIDC will convey two tracts of vacant land totaling 0.76 acres to the Commonwealth of Pennsylvania.

An independent appraisal determined this conveyance would be an equal exchange of real estate in terms of value. This bill provides that the CCIDC shall bear all costs associated with the land conveyance.

Senate Bill 862 also authorizes DGS, with the approval of the Governor, to grant and convey at a price to be determined through competitive bidding, three parcels of land and improvements on the grounds of the State Correctional Institution at Rockview totaling approximately 46.73 acres.

According to DGS, an appraisal dated June 30, 2006 was performed on the property and determined the fair market values for two of the three tracts of land to be \$7,544 per acre. An appraisal dated December 14, 2000 was performed on the third tract and determined fair market value to be \$7,462 per acre. DGS determined that since the third tract is adjacent to the other two tracts of land with the same zoning, that \$7,544 per acre is fair market value for all three tracts of land for a total market value of \$352,531.

This bill provides all costs and fees incurred by DGS in selling the aforementioned property shall be deducted from the purchase price and transferred to the appropriation from which the costs and fees were paid by DGS. The balance of the proceeds of the sale shall be deposited in the General Fund.

**PREPARED BY:** Antoinette L. Marchowsky, Budget Analyst  
House Appropriations Committee, (D)

**DATE:** July 20, 2009

**General Note and Disclaimer:** *This Fiscal Note was prepared pursuant to House Rule 19(a), and the elements considered and reported above are required by Section 5 of the rule. Estimates are calculated using the best information available. Actual costs and revenue impact incurred may vary from estimates.*