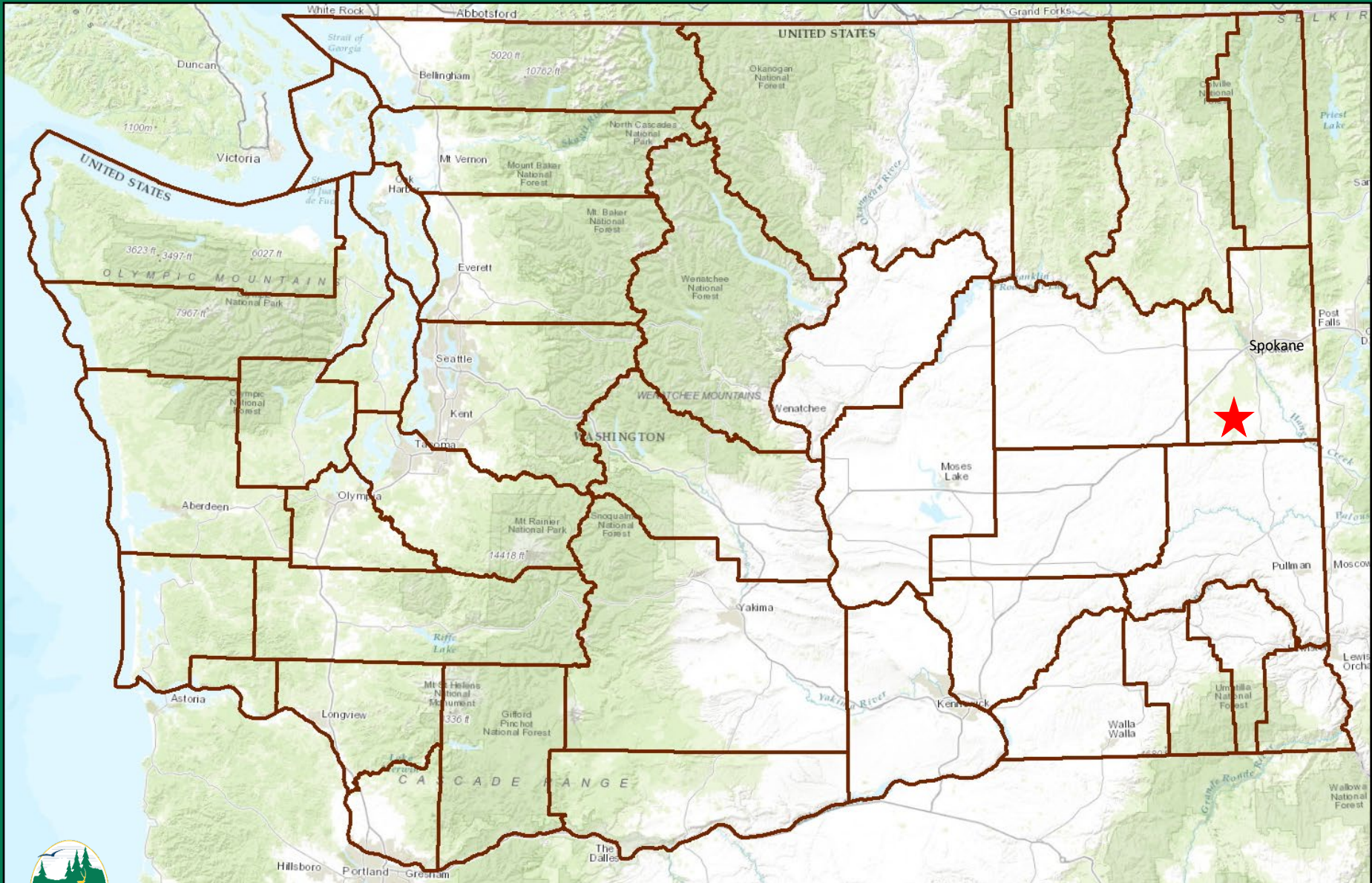


4. Land Transaction Commission Meeting December 15, 2023

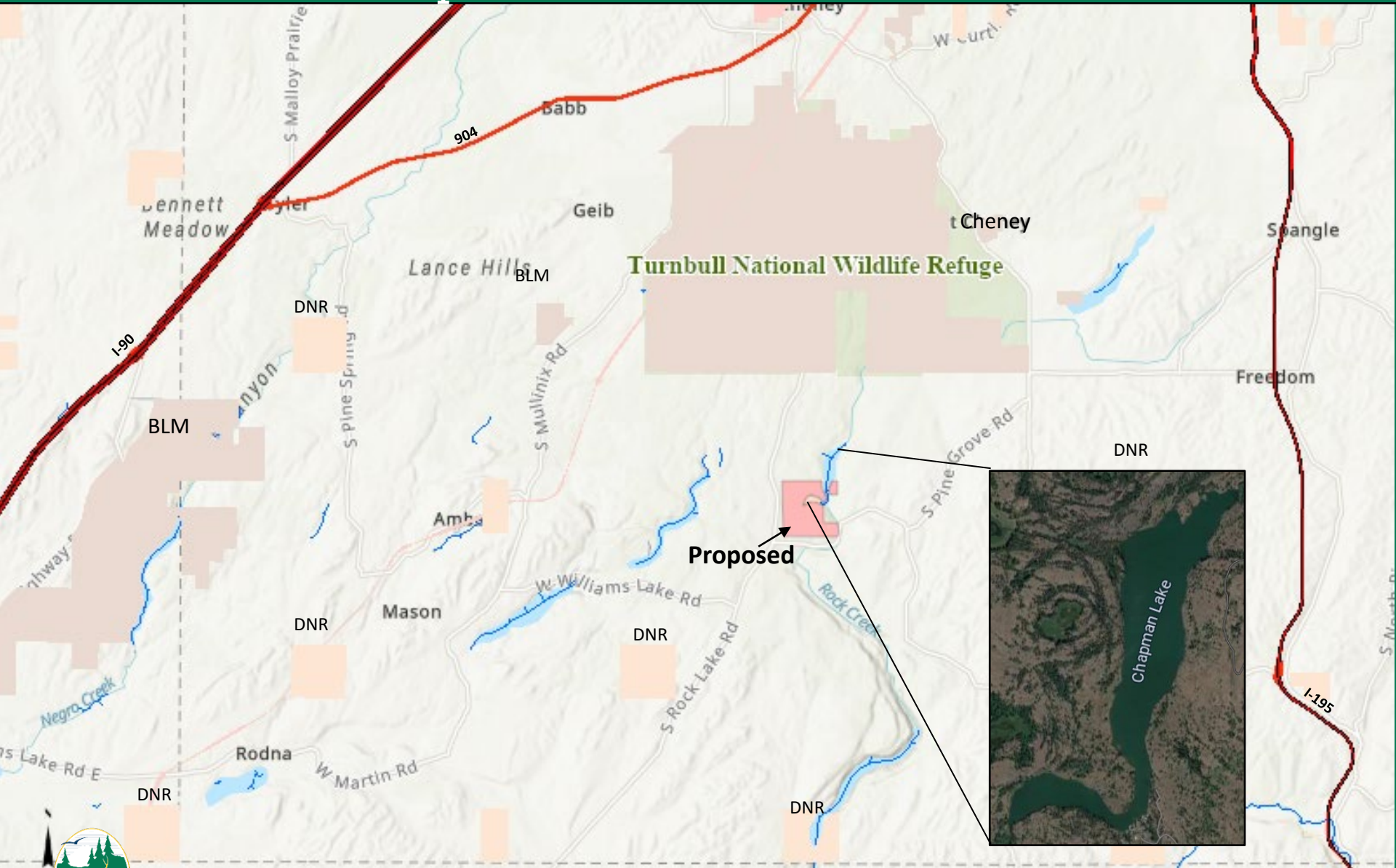
Karen Edwards, Real Estate Services Manager
Wildlife Program/Lands Division



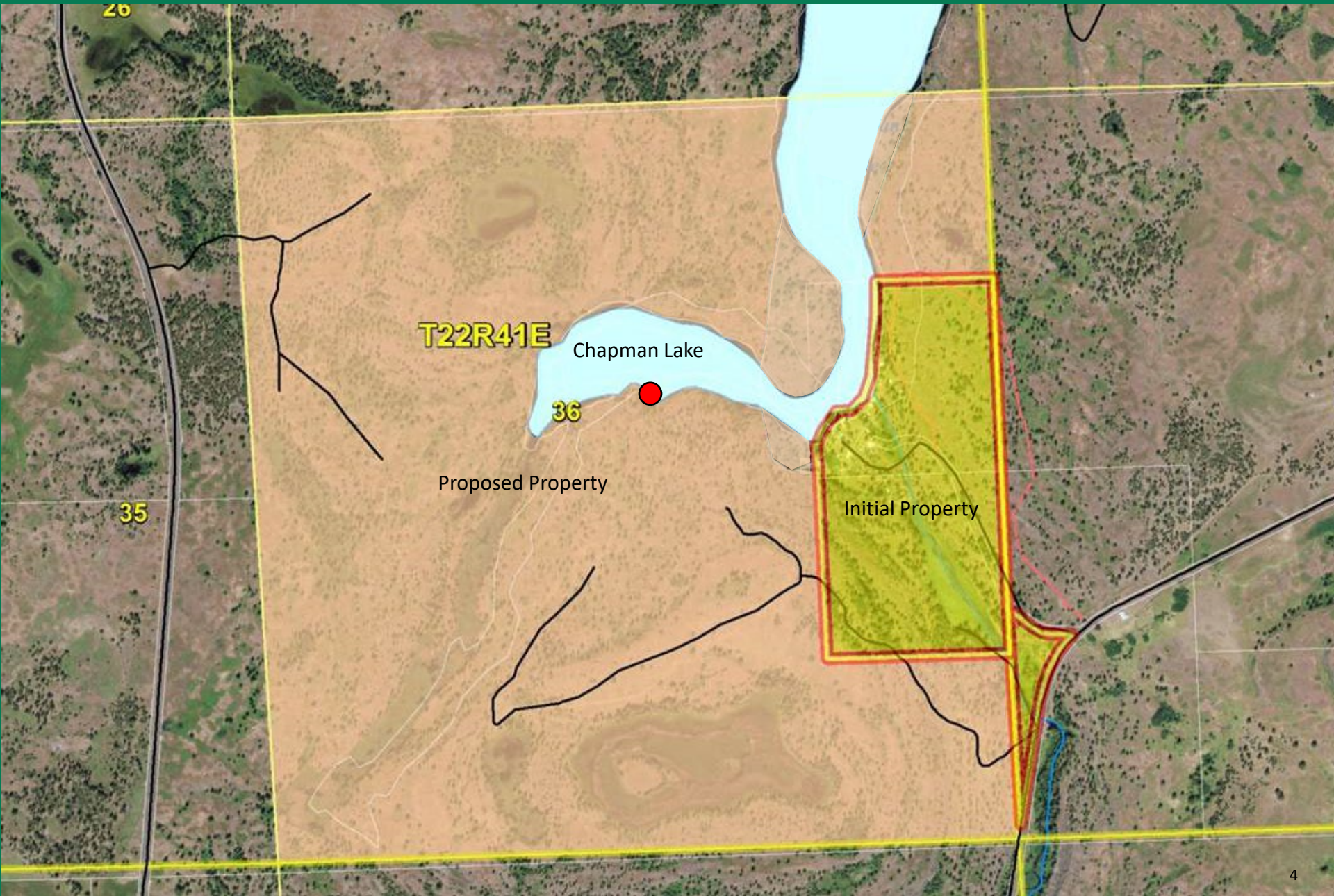
Proposed Acquisition of 530(+/-) Acres, Spokane County, Region 1 Chapman Lake Trust Land Transfer



Proposed Acquisition of 530(+/-) Acres, Spokane County, Region 1 Chapman Lake Trust Land Transfer



Proposed Acquisition of 530(+/-) Acres, Spokane County, Region 1 Chapman Lake Trust Land Transfer





Proposed Acquisition of 530(+/-) Acres, Spokane County, Region 1 Chapman Lake Trust Land Transfer



Chapman Lake

Good late-season action for largemouth and smallmouth bass with a few other warm water species present too. Chapman also provides good catches of kokanee, with a generous kokanee limit; check the regulations pamphlet for details.

Chapman Lake is currently not open to public motorized boaters due to issues with access. WDFW is working cooperatively with private landowners on the lake to develop access or WDFW will in the future pursue alternative access to this lake. Until public access is restored WDFW will have limited fish management activities on this lake. For access questions call (509) 892-1001.

 [Two-pole fishing](#) is allowed

Shoreline access: Good - Minimal shoreline access via adjacent DNR property (foot traffic only).

Private resort provides only motorized boat access to the lake. This resort is currently closed resulting in no public motorized boat access to the lake at this time.



Lowland Lakes

[View larger map](#) 



“I am 71 years old...have fished Chapman Lake with family and friends for most of my life...it is only one of a very few lakes in Eastern Washington where you can catch kokanee, my favorite fish and a favorite fish to any fisherman who owns a smoker”

“I’ve fished with my dad there, have taken my children there and wish to someday take my grandchild(ren) to enjoy Chapman Lake”

“I’ve fished the lake for over 50 years and have many good memories as far back as fishing there with my dad as a young boy”

“Used to go with grandpa. Tried to go the other day and couldn't find any roads to it. Sad day wish they would reopen it or offer people the ability to use it.”

“Used to go fishing here with my Dad. I love Chapman lake.”

“Can’t even get to it to go fishing. Would be great but they say they are working on public access for the last 15 years.”



Spokane County

OFFICE OF COUNTY
COMMISSIONERS

Josh Kerns, 1st District | Mary L. Kuney, 2nd District | Al French, 3rd District

April 20, 2021

**Ms. Megan Duffy, Director
Recreation and Conservation Office (RCO)
PO Box 40917
Olympia, WA 98504-0917**

RE: Letter of Support for WDFW's Proposed RCO Grants, Project Nos. 14-1139 and 16-2313

Dear Ms. Duffy:

We are writing to express support for the WDFW Eastern Region Office's grant request to obtain funds from the Boating Facility Program (BFP) for the acquisition and planning of a twenty-two and a half (22.5) acre parcel of land located at the south end of Chapman Lake.

If successful, this acquisition will restore boater access by including what will become the one and only public boat launch facility on Chapman Lake.

Spokane County would like to commend the Eastern Region Office for the time and energy they have invested in engaging and obtaining input from the public. It is no surprise that the community is overwhelmingly supportive of WDFW acquiring this property to enhance and manage public access to Chapman Lake for the citizens of Spokane County and visitors from across our state for years to come.

Sincerely,
BOARD OF COUNTY COMMISSIONERS OF SPOKANE COUNTY, WASHINGTON

JOSH KERNS, CHAIR MARY L. KUNEY, VICE-CHAIR AL FRENCH, COMMISSIONER

cc: Mr. Steve Pozzanghera, Regional Director
Washington State Department of Fish & Wildlife
WDFW's Eastern Region (Region 1)
Kim Sellers, Grant Manager
Recreation and Conservation Office (RCO)

"We are writing to express support for the WDFW Eastern Region Office's grant request to obtain funds...for acquisition of an eighty (80) acre parcel of land located at the south end of Chapman Lake"

"It is no surprise that the community is overwhelmingly supportive of WDFW acquiring this property to enhance and manage public access to Chapman Lake for the Citizens of Spokane County and visitors from across our state for years to come"

**Al French, Chair
Spokane County Commissioner
3rd District**

**Todd Mielke, Vice Chair
Spokane County Commissioner
1st District**

**Shelly O'Quinn
Spokane County Commissioner
2nd District**

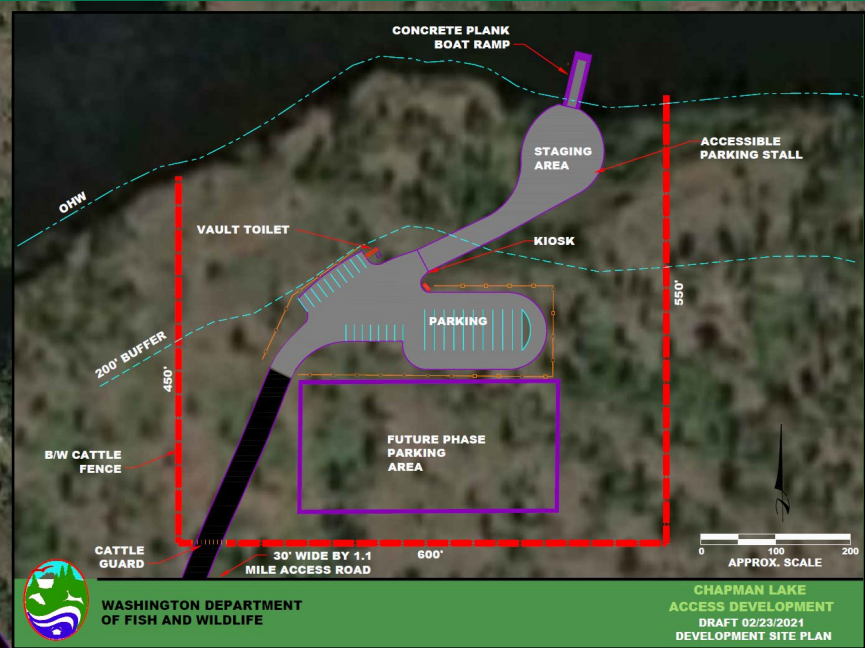
CONCRETE PLANK BOAT RAMP

CHAPMAN LAKE

PARKING LOT

APPROXIMATE LOCATION
30' WIDE ROAD (1.1 MILES)

ENTRANCE SIGN,
GATE AND CATTLE GUARD



WASHINGTON DEPARTMENT OF FISH AND WILDLIFE

CHAPMAN LAKE
ACCESS DEVELOPMENT
DRAFT 02/23/2021
DEVELOPMENT SITE PLAN

TO SPOKANE

0 500 1000
APPROX. SCALE



WASHINGTON DEPARTMENT OF FISH AND WILDLIFE

DRAFT 02/23/2021

CHAPMAN LAKE
ACCESS DEVELOPMENT
DNR DRAFT LAYOUT
OVERALL SITE PLAN

Chapman Lake:

Perseverance by Individuals Who See Water Access as a Public Priority

Karen Edwards
Real Estate Services Manager
Washington Department of
Fish and Wildlife



**WASHINGTON
STATE PARKS**

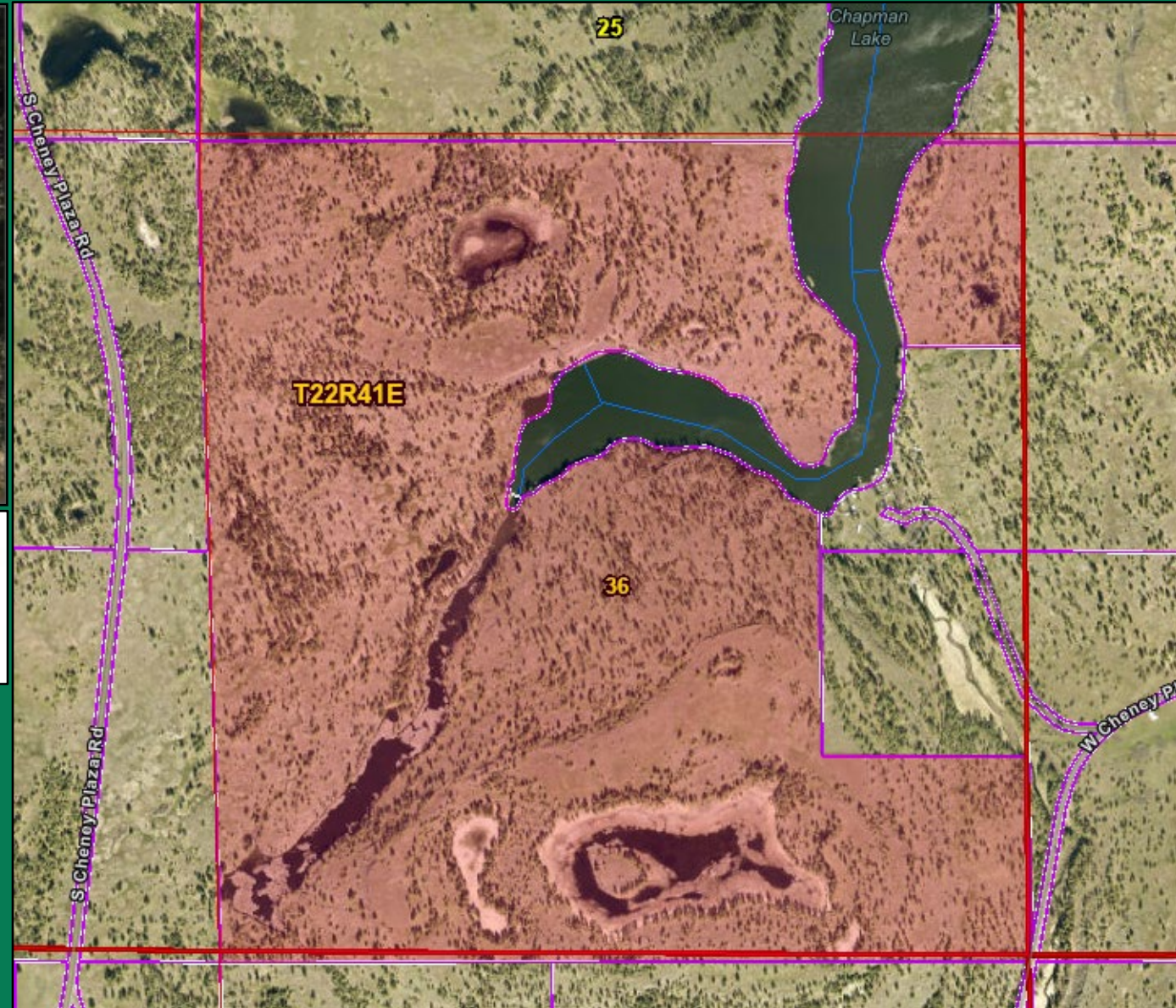


*Washington
Department of*
**FISH and
WILDLIFE**



WASHINGTON STATE
Recreation and
Conservation Office

Proposed Acquisition of 530(+/-) Acres, Spokane County, Region 1 Chapman Lake Trust Land Transfer



Trust Land Transfer

Legislative

Appropriation

Appraised Value:

\$1,450,000



Trust Land Transfer Program



1 Nomination

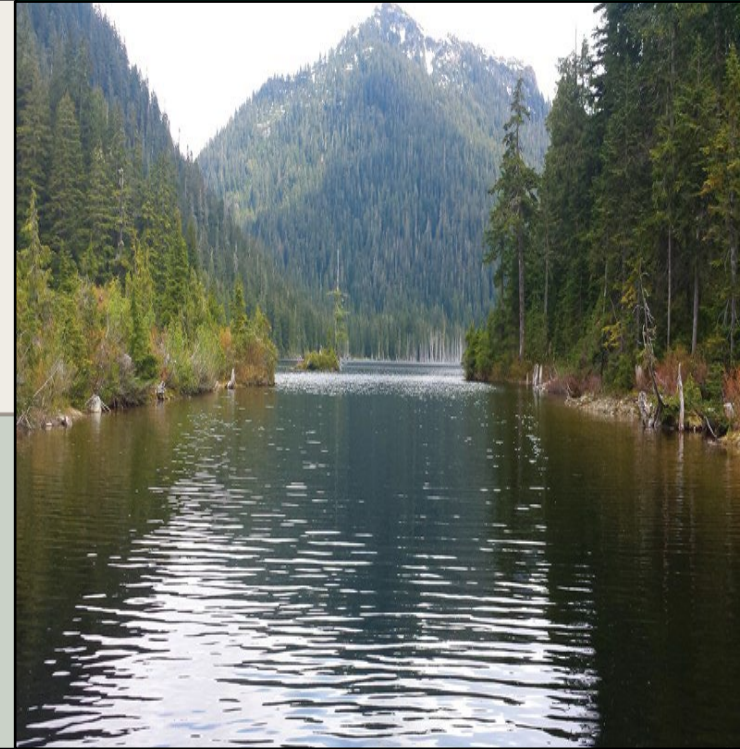
A parcel is nominated for TLT. Anyone can nominate a parcel, but you must have agreement from a receiving agency to accept and manage the parcel.



2 Eligibility

DNR:

- Verifies the parcel has a receiving agency.
- Ensures the transfer is in the best interests of the trust beneficiaries.
- Conducts outreach to tribes.
- Conducts outreach to affected counties and taxing districts (for parcels with State Forestland only).



3 Prioritization

DNR sends the list of eligible parcels to an external advisory committee, who scores the parcels according to standardized prioritization criteria. DNR sums and averages the scores and places the parcels in order of priority.



4 Board of Natural Resources Review

The Board of Natural Resources reviews the prioritized list and decides whether to send the parcels to the legislature for funding. At its discretion, the Board can modify the prioritized order or remove a parcel from the list.



5 Funding, Transfer, and Replacement



The Board-approved, prioritized list of parcels is sent to the Legislature for funding.



The legislature sets a funding level. Not all parcels may be funded.

The full land value of each funded, legislatively approved parcel (land value, plus the value of timber and other valuable materials and improvements owned by the state)* is deposited into one of two accounts, depending on the type of land being transferred:



Federally granted lands
Real Property Replacement Account



Replacement lands purchased



State Forestlands
Parkland Trust Revolving Account



Replacement lands purchased

*For State Forestlands only, counties may request up to 100% of the proceeds from timber and other valuable materials on the parcel as a one-time payment, subject to Board of Natural Resources approval.

Funded, legislatively approved parcels are transferred to the receiving agency.



Questions

