

SENATE FILE NO. SF0177

Eminent domain-compensation.

Sponsored by: Senator(s) Job, Decaria, Geis and Schiffer
and Representative(s) Brown

A BILL

for

1 AN ACT relating to eminent domain; providing for
2 determinations of fair market value; and providing for an
3 effective date.

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5 *Be It Enacted by the Legislature of the State of Wyoming:*

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7 **Section 1.** W.S. 1-26-704(a) by creating a new
8 paragraph (iii) is amended to read:

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10 **1-26-704. Fair market value defined.**

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12 (a) Except as provided in subsection (b) of this
13 section:

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15 (iii) The determination of fair market value may
16 include:

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(A) The value determined by a certified appraisal of the property;

(B) The price paid for other comparable easements or leases of comparable type, size and location on the same property;

(C) The amounts paid by the condemnor for other portions of the proposed project of comparable type, size and location;

(D) Values paid for transactions of comparable type, size and location by other companies in arms length transactions for comparable transactions on the same property;

(E) The actual and reasonable net rental income attributable to the property when used for its highest and best use capabilities at fair and reasonable rates.

1 **Section 2.** This act is effective July 1, 2007.

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(END)