

February 21, 1996 LB 1205

individuals who have come to the Legislature from outside the Legislature, I think probably have more of an interest in...could I...it's...

SENATOR CROSBY: (Gavel.) Would you keep the conversations down so we may hear the Speaker. Thank you.

SPEAKER WITHEM: Or at least so I can hear myself. I don't know as anybody else is listening or not, but at least so I can hear myself. Thank you, Madam Chair. I was certainly not impugning Senator Bromm's motives. It's a very legitimate issue. But I'd also point out that those of us who have not been comfortable doing this have a legitimate position in raising questions about it, and that is all I'm trying to do here. What I'm trying to do is find a way of altering this bill so I can be more comfortable with it. The delay is one way, other ways might be to look at the mix. My big concern, I think, with the committee amendments, as they are now drafted, is that they do provide for a sale of all of the land. And just like Senator Beutler over there made some very strong arguments that a portfolio consisting of two-thirds of real property and only a third of other investments doesn't make a lot of sense today, I don't know as a portfolio that has no land in it makes a whole lot of sense either. And the committee amendment that we're considering now does say "shall prepare a plan for the sale of all educational lands", and it indicates it shall provide for a sale of 95 percent of the land by January 1 of 2012, and provide for the sale of the remaining 5 percent of all educational lands by such date, unless the Legislature grants exemptions. So this calls for the sale of all land. My concern is, are we going to get the best possible price for this land if individuals out there in the state know that there's a statutory obligation that it has to be sold? Do you get a better price on a piece of property when you know the person has to sell it, or when you know that the individual might sell it? I guess as I hear this debate...and I am listening, and I do want to do the right thing. I don't want to just propose a road block or a stall. You know, maybe the best approach to modifying this bill would be to look at this balance, and that's what my other amendment would do. And I don't know, I'm proposing that we have a portfolio that a third of it is made up in real property, and it may not even be the existing real property that we have. Maybe that's a better approach. But my...I am very concerned about moving headlong forward on something like the school lands that