

PUBLIC LANDS ADVISORY COMMITTEE (PLAC)

Property Transaction Review Summary

January 26th, 2023 Meeting

Oregon State Police (OSP)

Springfield Patrol Land Acquisition

Transaction Type (check one): Acquisition Disposal

I. Proposed Real Property Transaction (if the transaction is an acquisition please include a description of the intended use of the property):
<ul style="list-style-type: none">• OSP has had conversations with ODOT and intends to purchase the property located at 3620 Gateway St., Springfield, Oregon. The most current appraised value of the property was \$4.5 million. We have a verbal agreed upon price of half of that appraised value, at \$2.25 million.• The intended use of the parcel is to purchase the current building and surrounding acreage from ODOT to further develop within the confines of land use and other City requirements to construct a new OSP Springfield Patrol office on this 5 acre, multiple parcels.
II. Reason for PLAC Review (include what the agency is requesting from the PLAC):
<ul style="list-style-type: none">• In compliance with ORS 270.120 (6), the PLAC shall advise Agency and DAS on the acquisition of this property.• Receive approval from PLAC regarding this property transaction, continue moving in the direction of a written purchase agreement with ODOT and onto completing the proper due diligence.
III. Background Information
<ul style="list-style-type: none">• Currently OSP is leasing this property from ODOT and intends to purchase this property to construct a new Springfield OSP Patrol office.
IV. Topics for PLAC Consideration.
<ul style="list-style-type: none">• Discuss the Springfield appraisal and verbal agreement for purchase from ODOT for committee to give feedback and consideration.
V. Staff Comments (agency comments that are not already included and DAS staff comments):
<ul style="list-style-type: none">•
VI. PLAC Findings (Summary of Committee findings, to be completed by DAS Staff):
<ul style="list-style-type: none">•