

PUBLIC LANDS ADVISORY COMMITTEE (PLAC)

ODFW Office Land in Pendleton Review Summary

July 28, 2022 Meeting

ODFW

Pendleton Land

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">• Land for construction of new ODFW regional office building
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.• ODFW requests PLAC review and approval of the transaction.
III. Background Information
<ul style="list-style-type: none">• ODFW’s Pendleton office is physically and functionally obsolete. ODFW has funds in as part of a bond issue to remodel/replace such offices. A suitable site in Pendleton has been located and an agreement to purchase has been reached. ODFW will subsequently build a new office on this site. DOJ has approved the agreement. Environmental site assessment is clean. Title is clean. Appraisal has not yet been received, but ASSESSED valuation is nearly double the agreed-upon price. MAI Appraisal is due 9/1/22 and closing must be completed by 9/30/22. ODFW requests approval to proceed with the transaction conditioned upon the appraisal meeting or exceeding the purchase price.
IV. Topics for PLAC Consideration.
<ul style="list-style-type: none">• Pricing, due diligence, and other aspects of the purchase
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">•