

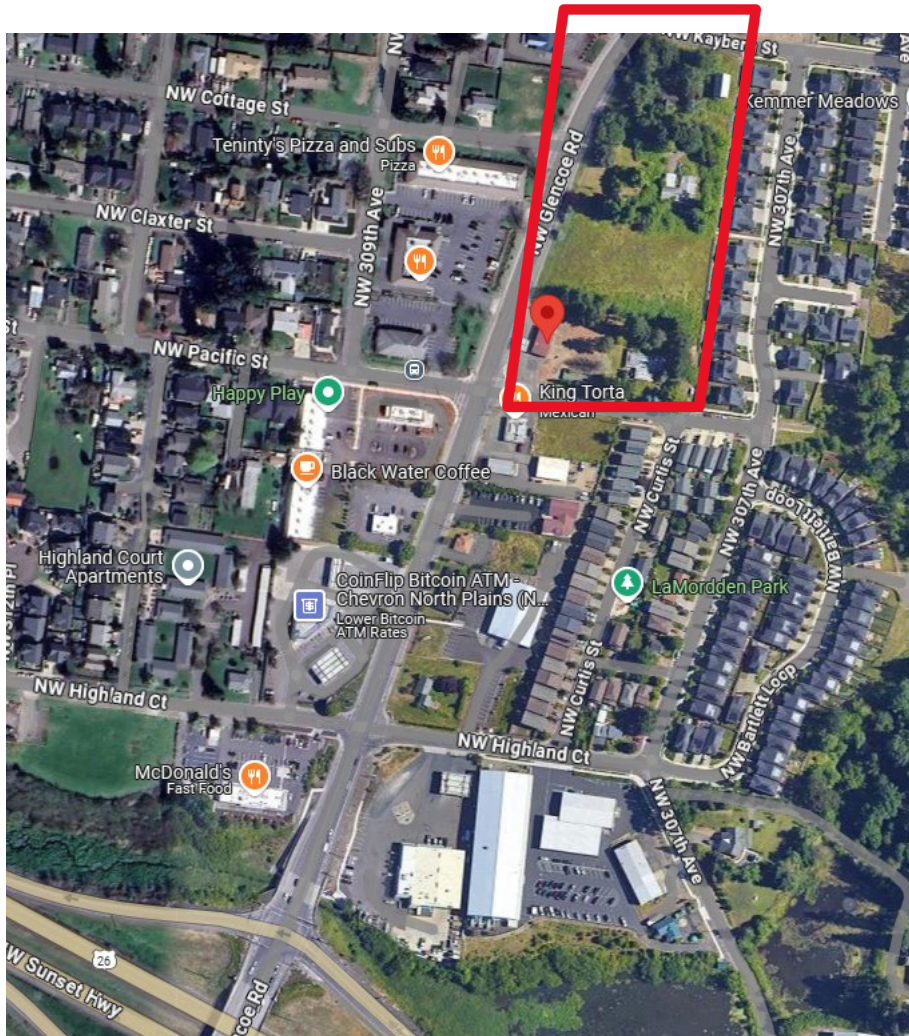
North Plains: Glencoe Opportunity Area Clean Up

- 5.1 acre brownfield, city invested >\$2m to clean up for retail/office, will sell at loss and provide tax abatement for project to pencil out.
 - Goal: 1st full-service grocery store + other retail/office development.
 - 80-100 permanent jobs based on size
- Ask:** \$1.1m to remove 12” of con-contaminated soil, which is the last barrier to redevelopment.



North Plains Brownfield Rehabilitation Opportunity

- 5.1 acres at 10240 NW Glencoe Road, North Plains' main artery off US26.
- Strong developer interest in mixed retail/office use at North Plains' center, including what would be the city's first full-service grocer. It is within walking distance of the next phase of North Plains planned residential development.
- Estimated 80-100 permanent jobs based on retail/office square footage.
- Former uses as auto service center and orchard created brownfield.
- The city has invested \$2 million for land and the former service station clean up to DEQ satisfaction. City will provide property tax abatement to incentivize development.
- The need: \$1,110,950 to enable development by removing approximately 12" of contaminated soil, as well as several structures for which hazmat remediation has been done.



Contact: Tom Holt (North Plains' lobbyist), tom@theholtcompany.com or 503-956-7461

2025-27 CAPITAL FUNDING REQUEST

PROJECT INFORMATION FORM

Legislative Fiscal Office
900 Court St. NE, H-178
Salem, OR 97301



CONTACT INFORMATION FOR RECIPIENT ORGANIZATION

Organization Legal Name _____

Organization Type _____ Federal Tax ID Number _____

Address _____

City _____ State _____ Zip Code _____

Contact Person _____

Contact Phone _____ Contact Email _____

PROJECT INFORMATION

Project Name _____

Project Description

Project Location _____

Project Schedule (Please describe the project's readiness, including planned start and end dates and any remaining permits, approvals, or other steps that must be completed prior to beginning.)

PROJECT BUDGET

Estimated Project Cost

Construction/Renovation	_____
Site Improvements	_____
Land Acquisition	_____
Architectural and Engineering Fees	_____
Equipment	_____
Contingencies	_____
Other Costs (specify) _____	_____
Other Costs (specify) _____	_____
Estimated Total Project Costs	_____

Amount Requested _____ **Percent of Total Project Cost** _____

Type of Funding Requested _____

Matching Funds

State Funds (source) _____	_____
Federal Funds (source) _____	_____
Private/Other Grants	_____
Donations/Gifts	_____
Other Revenues/Financing (source) _____	_____
Other Revenues/Financing (source) _____	_____
Total Matching Funds	_____

OTHER INFORMATION

Grants financed through the issuance of bonds are not available until bonds are sold. Multiple factors impact the timing of sales; however, many sales often occur during the last six months of the biennium (Oregon's biennial budget begins on July 1 of odd-numbered years and runs through June 30 of the next odd-numbered year). Significant decreases in revenues or changes in financial conditions subsequent to authorization may also delay or prevent the issuance of bonds, which means that the approved projects or grants would also be delayed or not funded.

Public works projects, including any project that uses \$750,000 or more of public funds for constructing, reconstructing, painting or performing a major renovation on a road, highway, building, structure or improvement of any type, may be subject prevailing wage requirements. Grant recipients must comply with prevailing wage rate laws and should consult the Oregon Bureau of Labor and Industries to determine whether a project is subject to prevailing wage.

Please return the completed form and any supporting documentation to:

Walt Campbell, Principal Legislative (Bonding) Analyst

LFO.CapitalProjectRequests@oregonlegislature.gov