Potential Acquisition of Real Property for OSU-Cascades
Two Campus Options

• 56-acre campus vs. 128-acre campus
  – Both serve 5,000 students
  – Additional benefits from larger campus
Deschutes County Landfill
56 Acre Site
Bend Parks & Rec
Mt. Washington
Simpson
Century
Chandler
Additional Benefits of Larger Campus

• Academic
  – Learning laboratory
  – Expanded athletics/recreation
• Public/private innovation district
• Material re-use for pumice mine
• Housing
• Managing neighbor relations
• Energy facilities
• Surface parking
Remediation/Reclamation Strategy

- Phase 1: [Blue]
- Phase 2: [Green]
- Phase 3: [Purple]
Remediation/Reclamation Strategy

- **Phase 1:**
  - 240K + cy excavated and moved to Cell 3.
  - 113K + cy screened and blended to create 494K + cy for beneficial re-use.

- **Phase 2:**
  - 209K + cy excavated and moved to Cell 3.
  - 104K + cy screened and blended to create 530K + cy for beneficial re-use.

- **Phase 3:**
  - 899K + cy excavated and processed to address pyrolysis.
    - 235,000 cy screened and blended to create 760K + cy for beneficial re-use.
    - Remaining wood waste, processes pyrolysis material and unscreened material to be relocated to Cell 3 within existing waste footprint.
    - Tires and reject material will be hauled offsite for disposal (approx. 3% of material).
Costs of 56- and 128-acre campuses

• 56-acre option
  – $9M reclamation of pumice mine
  – $29.2M structured parking (min of 540 spaces)
  – $38.2M total

• 128-acre option
  – $48.7M remediation and reclamation
  – $2.9M surface parking (min of 540 spaces)
  – $51.6M total

• Difference is $13.4M; land valued at $25.5M
Risks & Unknowns

• Remediation
  – Unknowns, despite extensive study
  – Changing technology
  – Regulatory environment
Why now?

- Design and infrastructure plan
- Master plan submittal by spring/summer
- Next building can take advantage of 128 acres
  - No structured parking designed into building
  - Fill for footprint would come from landfill