

## CONSENT ITEM (RESOLUTION 25-02-04)

February 6, 2025

Tab 4

### Lower Columbia College–property acquisition of 1954 Maple Street in Longview, Washington

#### Brief Description

Lower Columbia College seeks approval to spend up to \$560,000 in local funds to purchase property located at 1954 Maple Street in Longview, Washington. This property will be used for Student Housing.

#### How does this item link to the State Board's Strategic Plan?

This project supports enrollments and completions by providing expanded campus facilities.

#### Background information and analysis

Lower Columbia College has identified the acquisition of off-campus student housing as a top strategic initiative in its 2015 Master Plan. The proposed acquisition is a multifamily residence located at 1954 Maple Street. The property includes a 2,365-square-foot residence built in 1955 and a 6,000-square-foot lot. It is adjacent to student housing already owned by the college. If acquired, the property will be used for student housing. A map showing the property's location relative to the existing campus is provided in Attachment A.

The total cost of acquiring this property is estimated at \$560,000, with funding identified from local resources. Lower Columbia College's Board of Trustees approved the use of local funds for this acquisition through Resolution 90 on November 20, 2024.

In accordance with RCW 43.82.010, the college will work with the Department of Enterprise Services Real Estate Services to complete the acquisition. Any future operations, maintenance, repairs, or renovations will be funded by local college resources. The college will also comply with Department of Enterprise Services requirements for any future capital or public works projects.

#### Recommendation/preferred result

Staff recommends approval of Resolution 25-02-04 giving Lower Columbia College authority to spend up to \$560,000 in local funds toward acquisition of 1954 Maple Street in Longview, Washington.

Policy Manual Change Yes ☐ No ☒

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## STATE OF WASHINGTON

### STATE BOARD FOR COMMUNITY AND TECHNICAL COLLEGES

### RESOLUTION 25-02-04

A resolution relating to Lower Columbia College's request to use up to \$560,000 in local funds to acquire the property located at 1954 Maple Street in Longview, Washington.

**WHEREAS**, to grow the college's International Program, the Lower Columbia College master plan has a strategic initiative to acquire off-campus housing for students; and

**WHEREAS**, Lower Columbia College has identified a property to acquire located adjacent to campus at 1954 Maple Street in Longview, Washington; and

**WHEREAS**, the property is intended to be used to provide student housing adjacent to campus and other student housing; and

**WHEREAS**, the college has used the Department of Enterprise Services to negotiate a purchase price of \$540,000 plus incidentals, to purchase the property; and

**WHEREAS**, Lower Columbia College's Board of Trustees approved this request through Resolution 90 on November 20, 2024; and

**WHEREAS**, all future operations, maintenance, repairs or renovations will be paid from local funds.

**THEREFORE BE IT RESOLVED**, that the State Board for Community and Technical Colleges authorizes Lower Columbia College to spend up to \$560,000 in local funds toward acquisition of 1954 Maple Street in Longview, Washington; and

**BE IT FURTHER RESOLVED**, that the State Board for Community and Technical Colleges authorizes the Executive Director to make adjustments to this action, including any necessary changes to the State Board's Policy Manual, as necessary, for actions taken by the Governor, Legislature, data corrections, externally imposed restrictions or guidelines, uniform accounting and reporting requirements, and unanticipated changes in state or federal law.

**APPROVED AND ADOPTED** on (02/06/2025)

Attest



Chris Bailey, interim secretary



Martin Valadez, chair