

DEPARTMENT OF VETERANS AFFAIRS (VA) IS SEEKING EXPRESSIONS OF INTEREST TO SELL LAND TO VA FOR FUTURE EXPANSION OF THE CAMP BUTLER NATIONAL CEMETERY

The Department of Veterans (VA) is interested in acquiring land in Springfield, Illinois to expand the Camp Butler National Cemetery. VA will also consider a donation of land.

Camp Butler National Cemetery is located in Sangamon County near Riverton, Ill., and occupies a portion of what was the second-largest military training camp in Illinois during the Civil War. Administered by the United States Department of Veterans Affairs, it occupies approximately 53 acres and is the final resting place of 19,824 of the nation's veterans.

If you would like to offer a site for VA's consideration, the land must be between **six (6) and one hundred (100) acres** and be located within the following boundaries:

East – Starting at the point where Interstate 72 intersects Overpass Road, head north until the point where Overpass Road would intersect Dawson Lane, if Overpass Road extended straight north into Dawson. Heading south, follow Overpass Road until it would intersect Mechanicsburg Road if Overpass extended south.

South – Starting at the point where Mechanicsburg Road intersects Overpass Road, if Overpass Road extended to Mechanicsburg Road, head west along Mechanicsburg Road, until it intersects with Interstate 72.

West – Starting at the Interchange of Interstate 72 and Interstate 55, head north along Interstate 55 until it would intersect with Radford Road if Radford Road extended into Interstate 55.

North – Starting at the point where Interstate 55 until it would intersect with Radford Road if Radford Road extended into Interstate 55, head east along Radford Road, continue along Bickler Road, until the point where Bickler Road would continue east into Dawson Road until it intersects with Overpass Road, if Overpass Road extended north into Dawson Road.

Special consideration will be given to sites that are located adjacent to the existing Camp Butler National Cemetery property.

Expressions of interest should include the following information, as known or available. Please note that time is of the essence for this project, and respondents should include as much information as possible in their initial submissions.

1. Site location, address, block and lot, zoning and legal description.
2. Size of parcel and amount (or range) of usable acreage offered.
3. Site plan, survey and/or plat map of the site indicating the location of the parcel offered. Site plan should include location of utilities, any easements (above and below ground), adjacent roads, and/or other encumbrances affecting the potential development of the parcel. Include any grading, drainage or sewer plans that have been or will be completed in the future.
4. Map showing site location, proximity to major roadways and public transportation, future developments in close proximity to the site, including neighboring construction or public works projects.
5. Site aerials/renderings photos and graphics.
6. Description of any known title issues, defects, deed restrictions and encumbrances.

PLEASE PROVIDE BRIEF EXPLANATION/CLARIFICATIONS TO THE FOLLOWING ISSUES:

1. Any known environmental issues and any remediation efforts taken or to be taken. Provide copies of environmental or related studies.
2. Provide evidence that the site offered is outside the 100-year flood plain. Clarify if the site contains any wetlands (as defined and may be certified by FEMA).
3. Identify the parties who currently own and/or control the site. Identify whether the site is under contract, whether any options to purchase exist, etc. Offeror and/or firm submitting Expressions of Interest should state its relationship to the site (for example, owner, broker, legal representative, etc.). If Offeror is not legal owner of the site, please provide documentation from owner that clearly demonstrates authorization to offer the site.

VA staff will conduct a site selection of offered sites that meet the government's specific evaluation criteria.

Please submit an expression of interest to the Point of Contact listed below. **VA ASSUMES NO RESPONSIBILITY TO SELECT OR PURCHASE PROPERTY BASED UPON RESPONSES TO THIS ADVERTISEMENT. VA RESERVES THE RIGHT TO AMEND THIS ADVERTISEMENT AS NEEDED.**

Interested offerors (owners, brokers, or their legal representatives) should submit one (1) electronic copy of information concerning the property no later than **4:00 p.m. CDT on July 2, 2018**. Submissions should be e-mailed. Electronic submissions should be emailed to maina.gakure@va.gov and a copy ccd to springfield@rileymcguirepartners.com

