

SALT LAKE COUNTY, UTAH

RESOLUTION NO. _____, 2019

A RESOLUTION OF THE COUNTY COUNCIL OF SALT LAKE COUNTY APPROVING AND AUTHORIZING EXECUTION OF AN INTERLOCAL COOPERATION AGREEMENT BETWEEN SALT LAKE COUNTY AND CITY OF WEST JORDAN FOR A CONTRIBUTION OF TRCC FUNDS TO HELP FUND CONSTRUCTION OF A CULTURAL ARTS FACILITY IN WEST JORDAN.

RECITALS

A. Salt Lake County (the “County”) and city of West Jordan (the “City”) are “public agencies” as defined by the Utah Interlocal Cooperation Act, Utah Code Ann. §§ 11-13-101 et seq. (the “Cooperation Act”), and, as such, are authorized by the Cooperation Act to enter into this Agreement to act jointly and cooperatively on the basis of mutual advantage in order to provide facilities in a manner that will accord best with geographic, economic, population and other factors influencing the needs and development of local communities.

B. The County receives funds (“TRCC Funds”) pursuant to the Tourism, Recreation, Cultural, Convention, and Airport Facilities Tax Act, Utah Code Ann. §§ 59-12-601 et seq. (the “TRCC Act”). The TRCC Act provides that TRCC Funds may be used, among other things, for the development, operation, and maintenance of publicly owned or operated recreation, cultural, or convention facilities.

C. In 2017, the City requested TRCC Funds from the County to help it fund the project described in its TRCC Application. More specifically, the City requested TRCC Funds to help fund construction of a Cultural Arts Facility in West Jordan (the “Project”). The County Council appropriated TRCC Funds for this purpose in the 2019 Salt Lake County Budget. The City and the County now desire to enter into the Interlocal Cooperation Agreement attached hereto as **ATTACHMENT A** (the “Interlocal Agreement”) wherein the County agrees to grant TRCC Funds to the City to help fund the Project and wherein the City agrees to abide by the terms and conditions outlined in the Agreement.

D. The County Council believes that its contribution and assistance under the Agreement will contribute to the prosperity, moral well-being, peace and comfort of Salt Lake County residents.

RESOLUTION

NOW, THEREFORE, IT IS HEREBY RESOLVED, by the County Council of Salt Lake County:

1. That the Interlocal Agreement between Salt Lake County and city of West Jordan is approved, in substantially the form attached hereto as **ATTACHMENT A**, and that the Salt Lake County Mayor is authorized to execute the same.
2. That the Interlocal Agreement will become effective as stated in the Interlocal Agreement.

APPROVED AND ADOPTED in Salt Lake City, Salt Lake County, Utah, this _____ day of _____, 2019.

Richard Snelgrove, Chairperson

ATTEST:

Sherrie Swensen

Salt Lake County Clerk

Voting:

Council Member Bradley	_____
Council Member Bradshaw	_____
Council Member Burdick	_____
Council Member DeBry	_____
Council Member Granato	_____
Council Member Jensen	_____
Council Member Newton	_____
Council Member Snelgrove	_____

APPROVED AS TO FORM:

Dianne R. Orcutt
Deputy District Attorney

ATTACHMENT A

Interlocal Cooperation Agreement between Salt Lake County and City of Cottonwood Heights

County Contract No.

DA Log No. 18-10665

INTERLOCAL COOPERATION AGREEMENT

between

SALT LAKE COUNTY
for its Department of Community Services

and

CITY OF WEST JORDAN

THIS INTERLOCAL COOPERATION AGREEMENT (this “Agreement”) is entered into by and between **SALT LAKE COUNTY**, a body corporate and politic of the State of Utah, for and on behalf of its Department of Community Services (“County”) and the **CITY OF WEST JORDAN**, a municipal corporation of the State of Utah (“City”). County and City may each be referred to herein as a “Party” and collectively as the “Parties.”

RECITALS:

A. The County is a county existing pursuant to Article XI, Section 1 of the Utah Constitution, and the Department of Community Services is a department of the County pursuant to Salt Lake County Ordinances, § 2.06B.020.

B. The County receives funds (“TRCC Funds”) pursuant to the Tourism, Recreation, Cultural, Convention, and Airport Facilities Tax Act, Utah Code Ann. §§ 59-12-601 *et seq.* (the “TRCC Act”). The TRCC Act provides that TRCC Funds may be used, among other things, for the development, operation, and maintenance of publicly owned or operated recreation, cultural, or convention facilities.

C. The City is a municipality and a political subdivision of the State of Utah as provided for in Utah Code Ann. §§ 10-1-201 & 202, 1953 as amended.

D. The City has requested TRCC Funds from the County —through the County’s Cultural Facilities Support Program—to help it fund the project described in its Cultural Facilities Support Program Application attached hereto as **EXHIBIT A** (the “Cultural Arts Facility Construction Project”). More specifically, the City requested TRCC Funds to help fund construction of a cultural arts facility in West Jordan (the “Cultural Arts Facility”). The County Council appropriated TRCC Funds for this purpose in the 2019 Salt Lake County Budget.

E. The Parties are “public agencies” as defined by the Utah Interlocal Cooperation Act, Utah Code Ann. §§ 11-13-101 *et seq.* (the “Interlocal Cooperation Act”), and, as such, are authorized by the Interlocal Cooperation Act to enter into this Agreement to act jointly and cooperatively in a manner that will enable them to make the most efficient use of their resources and powers. Additionally, Section 11-13-215 of the Interlocal Cooperation Act authorizes a

county, city, town, or other local political subdivision to share its tax and other revenues with other counties, cities, towns, local political subdivisions, or the state.

F. The Parties have determined that it is mutually advantageous to enter into this Agreement and believe that the County's assistance under this Agreement will contribute to the prosperity, moral well-being, peace, and comfort of Salt Lake County residents.

A G R E E M E N T:

NOW THEREFORE, in consideration of the premises and in compliance with and pursuant to the terms hereof and the provisions of the Interlocal Cooperation Act, the Parties hereby agree as follows:

1 . COUNTY'S CONTRIBUTION.

A. Contribution of TRCC Funds. For three consecutive years starting with the County's 2019 fiscal year and ending with the County's 2021 fiscal year, the County agrees to reimburse two hundred thousand dollars (\$200,000) in 2019 and nine hundred thousand dollars (\$900,000) in 2020 and 2021 to the City from its TRCC Funds—for a total of two million dollars (\$2,000,000)—all on the terms and subject to the conditions of this Agreement.

B. Conditions to County's Reimbursement. The County will have no obligation to reimburse TRCC Funds to the City under this Agreement unless and until the following conditions have been satisfied:

(i) City Funding Requirement. The City has provided to the County evidence and assurances that it has funded or will cause to be funded all but Two Million Dollars (\$2,000,000)—i.e., the amount of the County's contribution under this Agreement—of the total cost of the Cultural Arts Facility Construction Project (the "City's Funding Assurance").

(ii) Project Schedule and Budget. The City has prepared and submitted to the County a document outlining the City's proposed schedule and budget for the Cultural Arts Facility Construction Project (the "Project Schedule and Budget").

(iii) Final Plans and Specifications. The City has submitted to the County the final plans and specifications for the Cultural Arts Facility (the "Final Plans and Specifications").

(iv) Operation Requirement. The City has provided to the County evidence and assurances that it will use paid employees to operate or manage the Cultural Arts Facility (the "City's Employee Assurance").

(v) General Approval of the Project Schedule and Budget. Following receipt of the City's Funding Assurance, Project Schedule and Budget, Final Plans and Specifications, and the City's Employee Assurance, the County Mayor (or his/her

designee) has determined that: (1) the City has provided adequate evidence and assurances that it has funded or will cause to be funded all but Two Million Dollars (\$2,000,000) of the total cost of the Cultural Arts Facility Construction Project; (2) the Project Schedule and Budget is acceptable and will adequately address cultural/art needs within Salt Lake County; (3) the Final Plans and Specifications are acceptable and will adequately address cultural/art needs within Salt Lake County; and (4) the City has provided adequate evidence and assurances that the City will use paid employees to operate or manage the Cultural Arts Facility.

C. Request for Disbursement. City shall furnish to County, for each and every disbursement, a Request for Disbursement, together with such invoices or other supporting documentation as County may reasonably require, plus, for the immediately preceding disbursement (the "Prior Disbursement"), affidavits and/or waivers of lien and certificates of all subcontractors and materialmen covering all work and materials included in the Prior Disbursement, all in compliance with the construction and mechanics' lien laws of the state of Utah.

D. County Use of Cultural Arts Facility. In exchange for the County's contribution of TRCC Funds, the City agrees to allow the County to use the Cultural Arts Facility, or any portion of the Cultural Arts Facility, rent-free for a total of 24 days over the next five (5) years from the date of initial occupancy. The County agrees to provide the City thirty (30)-days' notice of such intended use of the Cultural Arts Facility and acknowledges that it will not be entitled to displace or conflict with any previously scheduled event.

2 . CITY'S OBLIGATIONS AND REPRESENTATIONS.

A. Acknowledgement. The City acknowledges that the TRCC Funds provided to the City under this Agreement are County public funds received pursuant to the TRCC Act and Salt Lake County Code of Ordinances §3.10.030, 3.10.040, and 3.10.051, and therefore must be used for the development, operation, and maintenance of publicly owned or operated recreation, cultural, or convention facilities.

B. Allowable Uses and Limitation on Use.

(i) The City shall use the TRCC Funds provided under this Agreement solely to cover costs incurred by the City to construct the Cultural Arts Facility.

(ii) The City shall not expend any TRCC Funds on: (a) fund-raising expenditures related to capital or endowment campaigns, grants or re-grants; (b) direct political lobbying, (c) bad debt expense, (d) non-deductible tax penalties, (e) operating expenses that are utilized in calculating federal unrelated business income tax; or (f) in any other manner that would be inconsistent with the use stated in Paragraphs 2A and 2B of this Agreement.

C. Match Requirement. If the City's Cultural Facilities Support Program

Application attached hereto as EXHIBIT A indicates that the City will make a matching contribution toward the purpose for which TRCC Funds will be used by the City under this Agreement, the City shall make the matching contribution so indicated in the amount specified in the City's Cultural Facilities Support Program Application. If the City fails to make and expend such a matching contribution prior to June 30, 2020, the County may require repayment of TRCC Funds from the City for noncompliance with this provision.

D. Deadline to Request Disbursement of TRCC Funds. All requests for reimbursement under this Agreement shall be made on or before **June 30, 2021**.

E. Recordkeeping. The City agrees to maintain its books and records in such a way that any TRCC Funds received from the County will be shown separately on the City's books. The City shall maintain records adequate to identify the use of the TRCC Funds for the purposes specified in this Agreement. The City shall make its books and records available to the County at reasonable times.

F. Public Funds and Public Monies:

(i) The City agrees that the TRCC Funds are "public funds" and "public monies," meaning monies, funds, and accounts, regardless of the source from which they are derived, that are owned, held, or administered by the State or any of its boards, commissions, institutions, departments, divisions, agencies, bureaus, laboratories, or similar instrumentalities, or any county, city, school district, political subdivision, or other public body. The terms also include monies, funds or accounts that have been transferred by any of the aforementioned public entities to a private contract provider for public programs or services. Said funds shall maintain the nature of "public funds" while in the City's possession.

(ii) The City, as the recipient of "public funds" and "public monies" pursuant to this and other agreements related hereto, expressly agrees that it, its officers, and its employees are obligated to receive, keep safe, transfer, disburse and use these "public funds" and "public monies" as authorized by law and this Agreement for TRCC qualifying purposes in Salt Lake County. The City understands that it, its officers, and its employees may be criminally liable under Utah Code Ann. § 76-8-402 for misuse of public funds or monies. The City expressly agrees that the County may monitor the expenditure of TRCC Funds by the City.

(iii) The City agrees not to make TRCC Funds or proceeds from such funds available to any public officer or employee or in violation of the Public Officers' and Employees' Ethics Act, Utah Code Ann. §§ 67-16-1, *et seq.* (1953, as amended).

G. Right to Verify and Audit. The County reserves the right to verify application and evaluation information and to audit the use of TRCC Funds received by City under this Agreement, and the accounting of such use. If the County requests an audit, the City agrees to cooperate fully with the County and its representatives in the performance of the audit.

H. Noncompliance. The City agrees that the County may withhold TRCC Funds or other funds or require repayment of TRCC Funds from the City for noncompliance with this Agreement, for failure to comply with directives regarding the use of public funds, or for misuse of public funds or monies.

I. Representations.

(i) No Officer or Employee Interest. The City represents and agrees that no officer or employee of the County has or shall have any pecuniary interest, direct or indirect, in this Agreement or the proceeds resulting from the performance of this Agreement.

(ii) Ethical Standards. The City represents that it has not: (a) provided an illegal gift in connection with this Agreement to any County officer or employee, or former County officer or employee, or to any relative or business entity of a County officer or employee, or relative or business entity of a former County officer or employee; (b) retained any person to solicit or secure this Agreement upon an agreement or understanding for a commission, percentage, brokerage or contingent fee, other than bona fide employees of bona fide commercial agencies established for the purpose of securing business; (c) breached any of the ethical standards in connection with this Agreement set forth in State statute or Salt Lake County Code of Ordinances § 2.07; or (d) knowingly influenced, and hereby promises that it will not knowingly influence, in connection with this Agreement, any County officer or employee or former County officer or employee to breach any of the ethical standards set forth in State statute or Salt Lake County ordinances.

3 . GENERAL PROVISIONS:

A. Entire Agreement. This Agreement and the documents referenced herein, if any, constitute the entire Agreement between the Parties with respect to the subject matter hereof, and no statements, promises, or inducements made by either Party, or agents for either Party, that are not contained in this written Agreement shall be binding or valid; and this Agreement may not be enlarged, modified or altered, except in writing, signed by the Parties.

B. Term of Agreement. This Agreement will become effective immediately upon the completion of the following: (i) the approval of the Agreement by the governing bodies of the County and the City, including the adoption of any necessary resolutions or ordinances by the County and the City authorizing the execution of this Agreement by the appropriate person or persons for the County and the City, respectively, (ii) the execution of this Agreement by a duly authorized official of each of the Parties, (iii) the submission of this Agreement to an attorney for each Party that is authorized to represent said Party for review as to proper form and compliance with applicable law, pursuant to Section 11-13-202.5 of the Interlocal Cooperation Act, and the approval of each respective attorney, and (iv) the filing of a copy of this Agreement with the keeper of records of each Party (the "Effective Date"). This Agreement

shall terminate upon the City's full expenditure of the TRCC Funds received under this Agreement and upon the City's completion of the associated reporting requirements described in Paragraph 2E above, unless terminated earlier as provided in Paragraphs 3H, 3I, and 3J below. However, the City's obligations in Paragraphs 2F, 2G, 2H and 2I above and Paragraph 3F below shall survive the expiration or termination of this Agreement.

C. Interlocal Cooperation Act. In satisfaction of the requirements of the Interlocal Cooperation Act in connection with this Agreement, the Parties agree as follows:

(i) This Agreement shall be authorized as provided in Section 11-13-202.5 of the Interlocal Cooperation Act.

(ii) This Agreement shall be reviewed as to proper form and compliance with applicable law by a duly authorized attorney in behalf of each Party pursuant to and in accordance with Section 11-13-202.5 of the Interlocal Cooperation Act.

(iii) A duly executed original counterpart of this Agreement shall be filed immediately with the keeper of records of each Party pursuant to Section 11-13-209 of the Interlocal Cooperation Act.

(iv) The term of this Agreement shall not exceed fifty (50) years pursuant to Section 11-13-216 of the Interlocal Cooperation Act.

(v) Except as otherwise specifically provided herein, each Party shall be responsible for its own costs of any action done pursuant to this Agreement, and for any financing of such costs.

(vi) No separate legal entity is created by the terms of this Agreement and no facility or improvement will be jointly acquired, jointly owned, or jointly operated by the Parties under this Agreement.

(vii) Pursuant to Section 11-13-207 of the Interlocal Cooperation Act, the County Mayor and the City Mayor are hereby designated as the joint administrative board for all purposes of the Interlocal Cooperation Act.

D. No Obligations to Third Parties. The Parties agree that the City's obligations under this Agreement are solely to the County and that the County's obligations under this Agreement are solely to the City. The Parties do not intend to confer any rights to third parties unless otherwise expressly provided for under this Agreement.

E. Agency. No officer, employee, or agent of the City or the County is intended to be an officer, employee, or agent of the other Party. None of the benefits provided by each Party to its employees including, but not limited to, workers' compensation insurance, health insurance and unemployment insurance, are available to the officers, employees, or agents of the other Party. The City and the County will each be solely and entirely responsible for its acts and for the acts of its officers, employees, or agents during the performance of this Agreement.

F. Governmental Immunity, Liability, and Indemnification.

(i) Governmental Immunity. Both Parties are governmental entities under the Governmental Immunity Act of Utah, Utah Code Ann. §§ 63G-7-101 *et seq.* (the “Immunity Act”). Neither Party waives any defenses or limits of liability available under the Immunity Act and other applicable law. Both Parties maintain all privileges, immunities, and other rights granted by the Immunity Act and all other applicable law.

(ii) Liability and Indemnification. The County and the City agree to be liable for their own negligent acts or omissions, or those of their authorized employees, officers, and agents while engaged in the performance of the obligations under this Agreement, and neither the County nor the City will have any liability whatsoever for any negligent act or omission of the other Party, its employees, officers, or agents. However, the City shall indemnify, defend, and hold harmless the County, its officers, employees and agents (the “Indemnified Parties”) from and against any and all actual or threatened claims, losses, damages, injuries, debts, and liabilities of, to, or by third parties, including demands for repayment or penalties, however allegedly caused, resulting directly or indirectly from, or arising out of (i) the City’s breach of this Agreement; (ii) any acts or omissions of or by the City, its agents, representatives, officers, employees, or subcontractors in connection with the performance of this Agreement; or (iii) the City’s use of the TRCC Funds. The City agrees that its duty to defend and indemnify the Indemnified Parties under this Agreement includes all attorney’s fees, litigation and court costs, expert witness fees, and any sums expended by or assessed against the County for the defense of any claim or to satisfy any settlement, arbitration award, debt, penalty, or verdict paid or incurred on behalf of the County. The Parties agree that the requirements of this Paragraph will survive the expiration or sooner termination of this Agreement.

G. Required Insurance Policies. Both Parties to this Agreement shall maintain insurance or self-insurance coverage sufficient to meet their obligations hereunder and consistent with applicable law.

H. Non-Funding Clause.

(i) The County has requested or intends to request an appropriation of TRCC Funds to be paid to the City for the purposes set forth in this Agreement. If TRCC Funds are not appropriated and made available beyond December 31 of the county fiscal year in which this Agreement becomes effective, the County’s obligation to contribute TRCC Funds to the City under this Agreement beyond that date will be null and void. This Agreement places no obligation on the County to contribute TRCC Funds to the City in succeeding fiscal years. The County’s obligation to contribute TRCC Funds to the City under this Agreement will terminate and become null and void on the last day of the county fiscal year for which funds were budgeted and appropriated, except as to those portions of payments agreed upon for which funds are budgeted and appropriated. The Parties agree that such termination of the County’s obligation under this Paragraph will not be construed as a breach of this Agreement or as an event of default under this

Agreement, and that such termination of the County's obligation under this Paragraph will be without penalty and that no right of action for damages or other relief will accrue to the benefit of the City, its successors, or its assigns as to this Agreement, or any portion thereof, which may terminate and become null and void.

(ii) If TRCC Funds are not appropriated and made available to fund performance by the County under this Agreement, the County shall promptly notify the City of such non-funding and the termination of this Agreement. However, in no event, shall the County notify the City of such non-funding later than thirty (30) days following the expiration of the county fiscal year for which TRCC Funds were last appropriated for contribution to the City under this Agreement.

I. Termination.

(i) Event of Default. The occurrence of any one or more of the following constitutes an "Event of Default" as such term is used herein:

(a) Failure of the City to comply with any of the terms, conditions, covenants, or provisions of this Agreement that is not fully cured by the City on or before the expiration of a thirty (30)-day period commencing upon the County's written notice to the City of the occurrence thereof.

(b) The City no longer plans to use the TRCC Funds for the purposes and in the manner specified in this Agreement.

(c) The City no longer qualifies for receipt of TRCC Funds under the laws of the State of Utah or under Salt Lake County ordinances or policy.

(d) The County's determination to contribute TRCC Funds to the City under this Agreement was based upon the submission of erroneous information, or the County reasonably determines that any representations made by the City under this Agreement are untrue.

(ii) County's Remedies in the Event of Default. Upon the occurrence of any Event of Default, the County may, in its sole discretion, and in addition to all remedies conferred upon the County by law or equity and other provisions of this Agreement, pursue any one or more of the following remedies concurrently or successively, it being the intent hereof that none of such remedies shall be to the exclusion of any other:

(a) Withhold further contributions of TRCC Funds to the City; and/or

(b) Seek repayment of any TRCC Funds previously paid to the City under this Agreement; and/or

(c) Terminate this Agreement.

(iii) Termination Prior to Disbursement. The County may terminate this Agreement for convenience by providing thirty (30)-day's written notice specifying the nature, extent and effective date of the termination. However, the County may not terminate this agreement once the TRCC Funds have been provided to the City and have been expended by the City for the purposes set forth by this Agreement.

J. Force Majeure. Neither Party will be considered in breach of this Agreement to the extent that performance of their respective obligations is prevented by an Event of Force Majeure that arises after this Agreement becomes effective. "Event of Force Majeure" means an event beyond the control of the County or the City that prevents a Party from complying with any of its obligations under this Agreement, including but not limited to: (i) an act of God (such as, but not limited to, fires, explosions, earthquakes, drought, tidal waves and floods); (ii) war, acts or threats of terrorism, invasion, or embargo; or (iii) riots or strikes. If an Event of Force Majeure persists for a period in excess of sixty (60) days, the County may terminate this Agreement without liability or penalty, effective upon written notice to the City.

K. No Waiver. The failure of either Party at any time to require performance of any provision or to resort to any remedy provided under this Agreement will in no way affect the right of that Party to require performance or to resort to a remedy at any time thereafter. Additionally, the waiver of any breach of this Agreement by either Party will not constitute a waiver as to any future breach.

L. Compliance with Laws. The Parties shall comply with all applicable statutes, laws, rules, regulations, licenses, certificates and authorizations of any governmental body or authority in the performance of its obligations under this Agreement, including, but not limited to, those laws requiring access to persons with disabilities as well as the laws governing non-discrimination against all protected groups and persons in admissions and hiring.

M. Records. Financial records, supporting documents, statistical records and all other records pertinent to this Agreement and the TRCC Funds provided under this Agreement must be kept readily available for review by the County from time to time upon the County's request. Such records must be retained and maintained for a minimum of three (3) years after the end of a budget period. If questions still remain, such as those raised as a result of an audit, records must be retained until completion or resolution of any audit in process or pending resolution. Such records may be subject to the Utah Government Records Access and Management Act, Utah Code Ann. §§ 63G-2-101 *et seq.*

N. Assignment and Transfer of Funds. The City shall not assign or transfer its obligations under this Agreement nor its rights to compensation under this Agreement without prior written consent from the County. The City shall use the TRCC Funds provided pursuant to this Agreement exclusively and solely for the purposes set forth in the Agreement.

O. Amendments. This Agreement may be amended, enlarged, modified or altered only by an instrument in writing signed by both Parties. If the amendment or modification is material, the instrument shall be: (i) approved by the governing bodies of the County and the City, including the adoption of any necessary resolutions or ordinances by the County and the

City authorizing the execution of any amendment, change, modification or alteration of this Agreement by the appropriate person or persons for the County and the City, respectively, (ii) executed by a duly authorized official of each of the Parties, (iii) submitted to an attorney for each Party that is authorized to represent said Party for review as to proper form and compliance with applicable law, pursuant to Section 11-13-202.5 of the Interlocal Cooperation Act, and executed by each respective attorney, and (iv) filed with the keeper of the records of each Party.

P. Severability. If any provision of this Agreement is found to be illegal or unenforceable in a judicial proceeding, such provision will be deemed inoperative and severable, and, provided that the fundamental terms and conditions of this Agreement remain legal and enforceable, the remainder of this Agreement will remain operative and binding on the Parties.

Q. Governing Law and Venue. The laws of the State of Utah govern all matters arising out of this Agreement. Venue for any and all legal actions arising hereunder will lie in the District Court in and for the County of Salt Lake, State of Utah.

R. Warrant of Signing Authority. The person or persons signing this Agreement on behalf of the City warrants his or her authority to do so and to bind the City. The County may require the City to return all TRCC Funds paid to the City based upon a breach of warranty of authority.

S. Counterparts. This Agreement may be executed in counterparts and all so executed will constitute one agreement binding on all the Parties, it being understood that all Parties need not sign the same counterpart. Further, executed copies of this Agreement delivered by facsimile or email will be deemed an original signed copy of this Agreement.

Each Party hereby signs this Interlocal Cooperation Agreement on the date written by each Party on the signature pages attached hereto.

[The balance of this page was left blank intentionally – Signature pages follow]

INTERLOCAL AGREEMENT -- SIGNATURE PAGE FOR THE COUNTY

SALT LAKE COUNTY:

By _____
Mayor Jennifer Wilson or Designee

Dated: _____, 20____

Approved by:

DEPARTMENT OF COMMUNITY SERVICES

By Holly M. Yocom
Holly Yocom
Department Director
Dated: 2-4, 19

Approved as to Form and Legality:

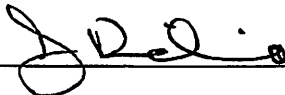
SALT LAKE COUNTY DISTRICT ATTORNEY

By Dianne R. Orcutt
Deputy District Attorney

[Signatures continue on next page.]


INTERLOCAL AGREEMENT -- SIGNATURE PAGE FOR THE CITY

CITY OF WEST JORDAN


By 

Name: Jim Riding

Title: Mayor

Dated: January 10, 2019 

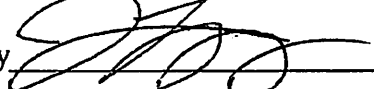
Attest:


Deputy, City Recorder
Date signed: 1-10-19



Approved as to Form and Legality:

Asst. CITY ATTORNEY

By 

Name: Jared Tingey

Dated: December 26, 20 18

EXHIBIT A
City's Cultural Facilities Support Program Application

Salt Lake County
Center for the Arts
Cultural Facilities Support Program 2017
9/7/2017 deadline

City of West Jordan
West Jordan Cultural Arts Facility

\$ 6,000,000.00 Requested

Submitted: 4/30/2017 8:06:24 PM (Pacific)

Project Contact
Chris McConnehey
arts@wjordan.com
Tel: 801-699-7696

Additional Contacts
chrism@wjordan.com

City of West Jordan

8000 S Redwood Rd
West Jordan, UT 84088

Mayor
Kim Rolfe
mayorsoffice@wjordan.com

Telephone 8015695100
Fax 8015658978
Web westjordan.utah.gov

Application Questions

All Applicants

1. Organization Overview: History, programs & services offered, audiences served.

The City of West Jordan has an intriguing history with aspects that may surprise many from the origins at Gardner's Mill, to our role in aviation pioneering, and even having West Jordan residents in the Olympic Games. After a short summary of the role of the arts in West Jordan, a more in-depth overview of the history of the City of West Jordan is provided later.

As recent as 1970, West Jordan boasted just over 27,000 residents. From that point however, the city has experienced a growth that ranks it among the fastest growing cities in America. In the 2010 US Census, West Jordan recorded nearly 104,000 residents. Despite a small lag in growth during the recent economic recession it is estimated that population now exceeds 115,000 placing us near Provo for the third largest city in the state of Utah.

Over those years, as the city grew, our involvement in the arts also grew. The West Jordan Theater Arts and the West Jordan City Band both hail back decades with quality performances continuing today. Since the creation of the West Jordan Theater Arts and the West Jordan City Band, the arts community has grown to include the West Jordan Symphonic Orchestra, a visual arts group that currently is housed in the Schorr Gallery, as well as the Mountain West Chorale, the West Jordan Literary Arts, and the West Jordan Youth Committee with their own youth arts groups.

The Theater Arts regularly holds four major performances each year with directors, producers, actors, and other professional staff traveling from around the Wasatch Front to volunteer and participate. The West Jordan City Band, which celebrated over 20-years of history at the recent Christmas concert, is home to as many of 75 different instrumental performers. Likewise, the Symphony also contains about 75 performers. The Mountain West Chorale, a semi-professional choir, contains about 50 voices and regularly travels to perform at festivals in the state of Utah and throughout the country. The Mountain West Chorale is a leader in community choirs with West Jordan playing host, through West Jordan and Copper Hills High Schools, to a major choir festival each spring. The West Jordan Literary Arts also contains leadership that hosts festivals, workshops, and events every year for the League of Utah Writers and many other similar organizations. The Visual Arts regularly shows pieces from not only local artists but from talented persons from around Utah. West Jordan is a quiet leader in the arts, an impressive feat when considering there has been no permanent facility housing the various organizations and artists.

This lack of a home for the arts has a long and often tragic history within West Jordan. In 2004, the Sugar Factory Playhouse was created by the West Jordan Theater Arts after a committee of fifteen volunteers worked to repurpose and rehabilitate the historic Utah and Idaho Sugar Factory buildings. In 2005, with the support and funding from the West Jordan City Council,

Cooper Roberts Simonsen Architects was hired to study the buildings and determine the feasibility for a variety of upgrades to suit the arts. Later a professional fundraiser was hired to form a strategy committee. In 2008, the Salt Lake County Cultural Facilities Master Plan named the Sugar Factory as one of fifteen major arts projects to be considered for funding. In 2009, the West Jordan City Council set aside \$1,000,000 and set the goal for another \$2,000,000 in fundraising to be able to make significant upgrades as part of the Sugar Factory Arts Facility Plan. At that time, the plan included activity areas for visual, theater, literary, and music. That plan ran into major roadblocks in the fall of 2010, when it was determined that the facilities were not structurally suitable for public gatherings. On November 1st, 2010 the historic Sugar Factory, along with its twin silo towers was demolished. About that time, the City of West Jordan entered into talks with Salt Lake County for the construction of the Salt Lake County Library headquarters and Viridian Events Center to be located within Veterans Memorial Park and West Jordan Government Center. At the time, the Viridian Center was believed to be the solution to the homelessness of the West Jordan arts groups. As the Viridian Center was completed and popularity of the facility increased, it necessitated adjustments to the use policy that makes it difficult for city arts events.

The ambitious reviewer may find interest in the following extended history of the City of West Jordan, derived from the West Jordan General Plan 2012:

Settlement of the land along the Jordan River in the area that is now West Jordan began in the fall of 1849. Due to the imminent onset of winter and the lack of readily available timber, the first homes were "dugouts" excavated into the hillsides above the river. Most of these dugouts were replaced the following spring as soon as weather permitted the hauling of timber from Bingham Canyon. By 1853, the population of the West Jordan area was 361.

The Jordan River, like the River Jordan in Palestine, flows from a fresh water lake (Utah) to an inland salt sea (the Great Salt Lake). Early settlers recalled the "good old days" when the Jordan River would fill to its banks and create dangerous whirlpools. It is reported in several old histories that the bridge between Midvale and West Jordan washed out every spring. At one time, a ferry provided river crossings until a substantial bridge could be built.

Archibald and Robert Gardner built the first saw mill in the area in 1850, powered by a 2 ½ mile long mill race, the first important canal in Utah. Lumber to supply the mill was hauled fourteen miles from the Oquirrh Mountains to the west. In 1854, Archibald added a grist mill to the site which introduced some excellent machinery to the area. The Gardner Mill is still standing at approximately 1050 West 7800 South. The current owners have converted it into Gardner Village, a theme restaurant and retail shops, reminiscent of the days of Archibald Gardner.

The first blacksmith's shop in south Salt Lake County belonged to Alexander Beckstead who settled in West Jordan in 1850. The shop was completed in 1853 and operations consisted of setting wagon ties, repairing wagons and farm implements, sharpening plows, and shoeing.

In 1851, Matthew Gaunt started a woolen mill. In that same year, Samuel Mulliner tanned leather in the first tannery built west of the Mississippi River.

School opened in West Jordan for the first time in 1852. Classes were held in a small log house, about 14 by 15 feet, situated southwest of the West Jordan Ward Meeting House at 1137 West 7800 South.

In the fall of 1854, a handful of people looking for a place to farm, came to a clear stream of water. This was Bingham Creek, which runs east from the Oquirrh Mountains and winds its way down to the Jordan River. During their explorations, the many signs of Indians convinced the group that they could not live in safety without some means of protection, which led to the construction of Wight's Fort (at about 3600 West on 9000 South). The four walls of the fort, each 12 feet high, were constructed of stones, earth, and logs. When completed, the structure was large enough to enclose and protect seven log houses, and part of the much-valued stream. The fort had two large gates, one on the east and the other on the west. By the spring of 1855, the wives and children of the fort builders had settled in. The families of Wight's Fort lived and prospered there until 1859. Lack of water forced settlers to abandon the site in 1861. For many years after, the only road to Bingham Canyon ran through the fort gates. Today, all that remains of the settlement at Wight's Fort is the Wight's Fort Cemetery located at approximately 3500 West 9000 South.

West Jordan's first post office opened in 1864 in a small adobe house adjacent to the West Jordan Ward Meeting House. In 1900, the Rural Free Delivery of mail (RFD) was begun from Sandy to West Jordan. Carriers delivered mail first by horse and buggy and later by Model T Ford. The current West Jordan Post Office has been renamed to honor Solon Richardson Jr., the first West Jordan Rural Free Delivery mail carrier.

It was in the West Jordan Ward Meeting House that the first mining claim in the Utah Territory (for the Jordan Silver Mining Company) was filed on September 7, 1863, after the discovery of mineral-bearing ore in Bingham Canyon by George B. Ogilvie. The following December, documents were prepared that organized the West Mountain Mining District in the Oquirrh Mountains under the direction of Col. Patrick E. Connor.

Dozens of small mining companies developed underground properties to recover lead, silver, and gold in Bingham Canyon. Copper became the most sought after mineral thanks to the vision of Daniel C. Jackling who organized the Utah Copper Company on June 4, 1903, now part of Rio Tinto (formerly Kennecott Copper Corporation). What was once a 1,500-foot-high

hill in Bingham Canyon is now the largest man-made excavation on earth: Kennecott's world-famous Bingham Canyon open pit copper mine.

In 1891, the first sugar beets were raised in West Jordan. A factory was built in 1916 by the Dyer Construction Company. The work at the factory was seasonal. At its peak, it employed 235 people from mid-October to the end of December. An estimated 285,000 bags of sugar were produced annually in the 1950's. However, in the 1970's, the sugar beet market disappeared, and the factory closed its doors. In January 2011, the Utah-Idaho Sugar Factory was demolished due to structural and safety deficiencies.

Few people are aware of the role West Jordan has had in Utah aviation history. Significant landmark events include what is believed to be the first powered airplane flight in Utah, made by Lagar R. Culver on February 18, 1910. In 1941, Salt Lake City Airport II was authorized and began official operation on June 25, 1943. The airport was constructed by the U.S. Army Corps of Engineers as part of the national defense system, serving during World War II as a military pilot training facility. It was known during World War II as Kearns Army Airfield and provided operational training for personnel and units during the war, and was part of the larger Kearns Army Air Base (later renamed Camp Kearns) which was a major Air Force basic and technical training facility for personnel being reassigned to one of the combat zones overseas. The Army sold the airport in 1945, and it is currently owned and operated by Salt Lake City. In 1977, Salt Lake City Airport II became the location of the Utah National Guard's Aviation Support Facility. It was recently renamed the South Valley Regional Airport and continues to be a vital and significant regional aviation asset.

The first electric lights in West Jordan were installed in 1916. Early homes were equipped with a single clear light globe attached to a cord dangling from the ceiling.

The residents of West Jordan petitioned the County Commission for incorporation as a town in 1941. West Jordan became a third-class city in 1967, and after reaching a population of 104,128 residents, West Jordan officially became a first-class city on December 3, 2007.

2. Project Description.

Plans for a permanent facility for the arts were on hold throughout the economic recession that recently impacted the entire country. West Jordan weathered that storm and has emerged stronger and more ready than ever to see the dream of a permanent facility for the community and regional arts. The plan in 2015 was for West Jordan to partner with Salt Lake County for a large regional cultural center for the southwest planning area. With the recent announcement of the \$39 million Taylorsville facility, West Jordan has re-evaluated the scope and now plans for a modest cultural facility that will not compete, but will complement the Taylorsville project. In 2015, West Jordan applied for and was awarded a consulting grant of \$125,000, with West Jordan providing matching funds for a total of \$250,000. With pre-design and feasibility completed, the city is moving forward with the full design of the facility. We believe that design will be complete and we will be ready to begin construction in roughly the same time frame that this grant is awarded and funded.

The pre-design and feasibility study identifies an estimated cost for the new facility at \$8.8 million as of March 2017. However, as has been the trend with other projects, construction costs have risen drastically as Utah experiences unprecedented strength in the construction industries with not enough skilled labor to meet the demand. To be able to accommodate costs associated with final design and construction costs escalation, West Jordan is budgeting \$12 million. This will provide the necessary funds anticipated to complete the project as well as a reasonable contingency to adjust to current market conditions. West Jordan plans to hire a full architect for design and a construction manager/general contractor (CMGC) for the project which should give a guaranteed maximum price for the project. Once that guaranteed maximum price is received, any excess funds will be refunded in accordance with the policies and restrictions related to the grant, namely that West Jordan guarantees to provide at a minimum 50% of all construction and design costs.

Method Studios, a local architecture firm was contracted to provide a pre-design and feasibility study for the City of West Jordan. It did so by evaluating past studies and then facilitating three workshops with stakeholders from the various arts groups and city representatives. The study evaluated four different locations, different programming and spacing options, and then provided a preliminary budget.

The four locations evaluated have been identified in the report as Areas A through D:

Area A was studied as one of the early site options for a facility within the redevelopment area, east of the West Jordan City Hall, and north of the existing Redwood Road Trax Station. While this would be an excellent site and could create a cultural anchor for other redevelopment projects, the redevelopment project has a much longer timeline and schedule, with a number of uncertainties that make the location undesirable.

Area B is located at approximately 1955 West 7800 South, fronting 7800 South and on the north side of Veterans Memorial Park. This site is city owned and would have great visibility to the traffic that uses 7800 South (a very busy arterial road in the city). The site already has utility and roadway access and synergies well with other government building in the Veterans Memorial Park and West Jordan Government Center, with nearby access to a UTA Trax Station.

Area C is the location of the previous Sugar Factory site. While the site has historic and sentimental relevance, proximity to the Trax line could incur additional cost the project to mitigate vibration and noise. This site also has limited visibility when compared to other options with primary access from 2200 West, a minor collector roadway in the city.

Area D is a location near 6000 West and 8200 South. This site is part of the Rod Wood Regional Park and would be located just west of the proposed West Jordan Aquatic and Recreation Center. This location, while near the Mountain View Corridor, struggles with visibility and access when considering a majority of volunteers use I-15 to travel to West Jordan. Area D is also not near a Trax facility.

With these rationale, the design team began to focus on Area B as the more desired location. The pre-design report details out conceptual site plans and program spacing, including potential building rendering based upon the building at Area B.

Different auditorium configurations were presented and reviewed, storage spacing needs were included, and a workshop and stage access included in the discussion. The city is preparing now to bid for final design and construction management/general contractor services for the final design and construction of the facility.

3. How does the project fit within the Cultural Facilities Visions & Principles? (see Guidelines & Policies)

The Salt Lake County Center for the Arts diligently works to support the vision that Salt Lake County residents share, which is that an involvement in the arts enhances not only the communities but the various individual residents of the County. For this vision to succeed it must include a wide perspective of what is included, from theatrical arts (including staged theater, improvisational, musical theater, and dance), multi-dimensional visual arts (painting, drawing, sculpting, etc.), music whether in choral or instrumental form, and literary arts (poetry, short story, or novel writing). To some regard, most if not all residents will spend their time if not professionally then recreationally in some sort of art.

To quote John Keating in the movie Dead Poets Society, "We don't read and write poetry because it's cute. We read and write poetry because we are members of the human race. And the human race if filled with passion. And medicine, law, business, engineering, these are noble pursuits and necessary to sustain life. But poetry, beauty, romance, love, these are what we stay alive for."

To realize this vision, the Salt Lake County Center for the Arts developed a Cultural Facilities Master Plan in 2008 to ensure that a wide array of cultural facilities are ultimately made available to the residents as a service to the community and region.

The City of West Jordan has long supported this vision hosting wide variety of cultural arts organizations in the community and region. In the 2008 Cultural Facilities Master Plan, there are three Master Plan Projects for the Southwest Planning Area. The first one listed is the West Jordan Sugar Factory regional cultural center which has been on the minds of the city for many years. Unfortunately, the recent economic recession cause delays in the development of the project and structural concerns resulted in the removal of the Sugar Factory facility. Together with the recent announcement of the Taylorsville Regional Cultural Center, the City of West Jordan moved forward with a revised scope of a cultural facility that would complement the service to the arts in the region. In 2015, the City of West Jordan applied and was awarded a grant of \$125,000 for consulting. With the city's matching portion, this began the process of realizing a permanent facility envisioned in the Master Plan.

The facility will provide a focal point for arts in the area. No longer will they be forced to meet in conference rooms, basements, or rented spaces but will be welcomed to a facility that is suited to serve as rehearsal, performance, and exhibition space. It will serve as a home to city-hosted arts groups, non-profit groups, and local residential and community artists without regard. The prominence of the facility on 7800 South in the West Jordan Government Center will encourage and inspire those in the area in their own individual pursuits to complete projects and find a welcome place for them to share. The facility has the support and backing of the City of West Jordan to ensure viability from day one through many years into the future.

The city is anxiously engaged in moving forward with the development of a cultural arts facility that will serve all residents in the area whether recreationally or professionally. West Jordan seeks to champion the development of the arts. It realizes the realization that a community isn't so much a collection of individuals with professional skills, but a measure of how it supports and encourages the arts in each and every one of us. With the assistance of the County, West Jordan hopes to realize this vision as it aims to serve as an open and diverse home to all individual artists and groups in the area.

4. Evidence of local support and community need justifying the project.

Upload supporting documents (documents tab) including: press coverage of your proposed project; feasibility study results if applicable; letters of support from community, donors, or other arts & cultural organizations in your area; etc.

Please see the supporting documents section for feasibility study result and letters of support from various cultural arts organizations in the area, as well as letters from prominent individuals. In addition to these letters, the city has received letters of support from dozens of private individuals which can be made available upon request.

5. Evidence the project is appropriately sized to the capacity and needs of your organization and the community. Please include attendance data.

As part of the pre-design and feasibility study Method Studios, a local architecture firm held a series of three workshops with representatives from the local arts groups and interested members of the community. The space and programming described in that document is a direct result of listening, documenting, and evaluating the needs of the City of West Jordan and the arts community, while still being budget conscious.

The main auditorium was sized to hold roughly 300-seats. The West Jordan Theater Arts, when performing in the Midvale theater regularly sells out shows in that facility with standing room and folding chair spaces totally over 150-seats. When Theater Arts, Symphony, and Band perform in the Viridian Center, they regularly fill the seats in Area A of the Center. That seating holds just over 200-seats. It is anticipated, that a permanent home and with the potential for West Jordan to grow to an estimated build-out population of 160,000 persons (according to Wasatch Front Regional Council planning estimates), it was determined that a main auditorium of 300-seats would be adequate and appropriate for the long term needs of the arts in the City of West Jordan.

6. Detail how the project is integral to your organization's mission.

The Vision statement for the City of West Jordan is:

The City of West Jordan is a family-friendly, vibrant, growing city dedicated to improving the quality of life and opportunities of the community while honoring the legacy of our past through: Vibrant economic development providing diverse work, business, educational, and recreational opportunities; Efficient transportation and convenient connectivity to other cities; Logical and sustainable growth ensuring key services, safety, infrastructure, and quality design; and Responsive, transparent, and trusted communication with community stakeholders.

City leadership firmly believes and agrees that it is the responsibility of the city to find opportunities to improve the quality of life for all of the residents of the city. To see this vision fulfilled, we often need to partner with other like-minded stakeholders. With the recent construction of the South Redwood County Health Center, and the County District Attorney's Office, the City of West Jordan has recently invested \$25 million in a new Public Works building, which will support the maintenance and operational groups for the streets and utilities, the city engineering department, the city GIS department, facility maintenance, and fleet operations. With these improvements complete or under construction, the West Jordan City Council is moving forward with aspects to improve opportunities for the arts, and other life-quality programs and services.

The proposed project will be prominently located along 7800 South as part of the Veterans Memorial Park and Government Center with easy walking access to City Hall, the Viridian Events Center, the Gene Fullmer Recreation Center, the West Jordan Senior Center, the South Redwood Health Center, and other municipal services. The site will be within easy walking distance from the Redwood Road UTA Trax Station and the future RDA development north of that Trax Station.

This project is integral to the vision of the City of West Jordan to improve the quality of life for its residents and is doing so by locating the proposed arts facility in a prominent location in the Government Center to complement other services.

7. Describe how your current project funding has been secured.

According to the Comprehensive Annual Financial Report (CAFR) for the period ending June 30, 2106, the City of West Jordan has \$9,179,349 in unrestricted cash. The City of West Jordan anticipates a 5.2% increase in revenue over the 2016/17 fiscal year (current budget year). As part of state law, all municipal governments are required to maintain a balanced budget, of which the City of West Jordan is committed to.

It is anticipated that the project will be funded entirely from within the city's unrestricted cash balance with costs offset with the estimated \$1,000,000 in the current value of the property, another \$1,250,000 from the sale of the old library facility, potential self-performed work, other potential grant donations, and private contributions.

8. Document your ability to raise the required project funds.

The City of West Jordan currently has at least \$9,179,349 in unrestricted cash (Comprehensive Annual Financial Report, June 2016) to be able to fund the city's matching portion of the project.

9. Analysis of the financial impact this project will have on your organization's future finances.

The City of West Jordan currently spends approximately \$110,000 each year in support of the various cultural art groups with city sponsorship. This includes an estimated \$1,000 received from Utah state arts grants and \$12,000 from County arts grants (ZAP funding). The existing \$110,000 in spending includes several costs associated with renting facilities from schools or other municipalities that would be saved with the construction of a new cultural arts facility. It is estimated that with projected savings, there will not be any material impact to the city's future finances.

10. Please specify type of funding you are requesting

☐ Consulting

Consulting Applicants

11. Type of consulting services

-no answer-

12. Goals and objectives of consulting services

-no answer-

13. Scope of Work, expected deliverable and timeline

-no answer-

14. Payment schedule for the work and expenses.

Upload a detailed project budget document (documents tab) by a qualified professional.

-no answer-

Capital Applicants

15. What is the site location of your project.

Approximately 1955 West 7800 South, West Jordan. APN#21341020010000

16. Describe the current facility and specify if it is owned or leased.

Upload (documents tab) deed or contract to purchase property or lease agreement (can be executed or pending).

The City of West Jordan currently does not have a dedicated cultural arts facility. As a result the City supports the arts groups in making use of any available facility. Performance locations for the Theater Arts, Youth Theater, Symphony, Band, and Mountain West Chorale have included the following:

Community Room at City Hall
Pioneer Hall (also known as the Old Rock Church
Midvale Theater
Viridian Library
Bowery at Veteran's Memorial Park,
Rodeo Arena
Various Jordan School District facilities

The proposal is to build a new facility at approximately 1955 West 7800 South in West Jordan. It is proposed to be located on parcel number APN#21341020010000, also known as Lot 6 of the Veterans Memorial Park Subdivision. Parcel records will show that this land, along with other land of Veteran's Memorial Park is in West Jordan ownership.

It is the intent that the old Salt Lake County library building at 1970 West 7800 South will be sold to help finance the new project. The old library building was acquired in a land swap between West Jordan and Salt Lake County when the County approached the city about acquiring the property at 7971 South 1825 West for the Salt Lake County, South Redwood Public Health Center. This existing building, which was originally designed and constructed as a library has been used for rehearsal and storage space for various arts groups, but is grossly inadequate for performances or public art displays.

17. What is the overall project timeline?

Begin design this summer, bid during the upcoming winter and begin construction in spring of 2018 for a spring 2019 occupancy.

18. Describe in detail how you will fund future capital maintenance and operating expenses. Include a five year expense forecast and a long term maintenance budget plan.

This building will be owned and maintained by the City of West Jordan. By having the backing of the city, all future capital outlays and operating expenses are guaranteed as part the city budgeting process. West Jordan currently budgets approximately \$1.3 million dollars on an annual basis for maintenance and operations of its public facilities. Although volunteers have offered and are expected to help care for the facility on a day-to-day basis, it is anticipated that as the facility comes online, the facilities maintenance budget will be adjusted accordingly to care for the building, as it does for the other city-owned buildings.

19. Provide project management information including key personnel and their experience.

Mr. Jim Riding is currently the Capital Projects, Facilities Manager. Mr. Riding has a background as a General Contractor and has served as a project manager for several new city facilities recently. This includes Fire Station 54, the new West Jordan

Public Works Building, as well as the West Jordan Aquatic and Recreation Center, currently in design. Additionally, Mr. Riding has been a point of contact for other city-county cooperative projects including the Viridian Center and South Redwood Health Center.

Method Studios, a local architecture firm, which specializes in arts facilities was hired to perform the pre-design report and feasibility study (included with this submittal). The city will follow the same model by going out for RFP for design services and for a Construction Manager/General Contractor (CMGC) for the construction of the project. Together with Mr. Riding, the city's Capital Projects, Facilities Manager, the architect, and the CMGC, the project will be constructed in accordance with standard construction practices and city procurement processes.

20. Architectural information including site plan, space program and schematic design (optional).

Please upload above mentioned architectural documents (document tab).

Please see the uploaded Pre-Design and Feasibility Report for site locating, preliminary site plan layout, space programming and schematic designs of the facility.

21. Construction information including: construction cost estimate from a qualified professional, master construction budget, LEED planning if applicable, and contingency plans for cost overruns.

Please upload above mentioned construction information documents (document tab).

Located within the Pre-Design and Feasibility Report is an estimate for the construction of the building. According to Method Studios, a local and active, licensed architecture firm, the project is estimated to cost \$8,815,224.60. These are based upon preliminary space programming and schematic designs. It is also based upon construction costs current as of March 2017. Although, the project currently is estimated to cost \$8.8 million dollars, the city is planning for a not-to-exceed total cost of \$12 million dollars. This includes construction escalation costs, and a contingency for potential increases related to final design. It is understood that if the project does not cost \$12 million dollars when complete, that the city guarantees to pay for at least 50% of actual or in-kind costs related to the project and will refund any unused grant money to the County.

Budget Details

Project Budget

Project Budget	Capital Request	Consulting Request	Detail
Total Project Budget	\$12,000,000		Includes \$8,815,224.60 plus contingency for construction and design escalation costs.
Funding Currently in Place	\$6,000,000		
County Funding Requested	\$6,000,000		

Project Financial Information Detail

Financial Detail	Capital	Consulting Detail
Cash On-hand	\$6,000,000	Anticipated to be offset with \$1,000,000 currently owned land value and \$1,250,000 sale of other existing property.
Pledges - Unrestricted		
Pledges - Restricted		
Pledges - Pending or Projected		
In-Kind Donations		
General Obligation Debt		
Bond Issue		
Capital Reserve		

Documents

Documents Requested *

Community support documents including: feasibility study results if applicable, support letters from community members and arts & cultural organizations in your area, etc.

Required? Attached Documents *

[Pre-Design and Feasibility Report](#)

[Letter of Support - Jordan Valley Medical Center](#)

[Letter of Support - Rep Adam Gardner](#)

[Letter of Support - West Jordan City Council](#)

[Letter of Support - WJ Chamber of Commerce](#)

[Letter of Support - Arts Council](#)

[Letter of Support - Cultural Arts Society](#)

[Letter of Support - Ken and Becky Ivory](#)

[Letter of Support - West Jordan Band](#)

[Letter of Support - WJ Theater Arts](#)

[Letter of Support - Arts Council and Literary Chair](#)

[Letter of Support - League of Utah Writers](#)

[Additional Questions and Responses \(June 9, 2017\)](#)

[Letter of Support - Jordan School District](#)

For Consulting projects upload a detailed consultant project budget document by a qualified professional.

For capital projects upload deed or contract to purchase property or lease agreement either executed or pending agreement.

For capital projects upload above architectural documents; site plan, space program, schematic design (optional).

For capital projects upload construction information documents, construction cost estimate by a qualified professional, master construction budget by a qualified professional.

Attach three years of your organization's budget to this application, including your current budget year. If submitting a municipal budget, please include relevant sections, not the entire budget.



[Pre-Design and Feasibility Report \(includes preliminary design\)](#)

[Pre-Design and Feasibility Report \(includes preliminary cost estimates\)](#)

[Current proposed FY17-18 Budget Showing General Fund Cash Balance](#)

[2016 CAFR \(General Fund Summary\)](#)

[2015 CAFR \(General Fund Summary\)](#)

[2014 CAFR \(General Fund Summary\)](#)

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CULTURAL ARTS FACILITY



ARTS FACILITY FEASIBILITY STUDY
METHODSTUDIO INC. | MARCH 15, 2017

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SPECIAL THANKS

WEST JORDAN CULTURAL ARTS FACILITY STEERING COMMITTEE:

Dave Newton
Chris McConnehey
Jim Riding

West Jordan City / Former Mayor
City Council
West Jordan City

Jen Crabb
Vic Groves
Michelle Groves
Rebecca Klundt
Steve Leitch
Justin Stoker
Ryan Cumming
Rodney Kofoed
Jared Quan

Theater Arts
Theater Arts
Theater Arts
Visual Arts
Visual Arts
West Jordan City / Theater Arts
Arts Council
Arts Council
Arts Council





PROJECT INTRODUCTION

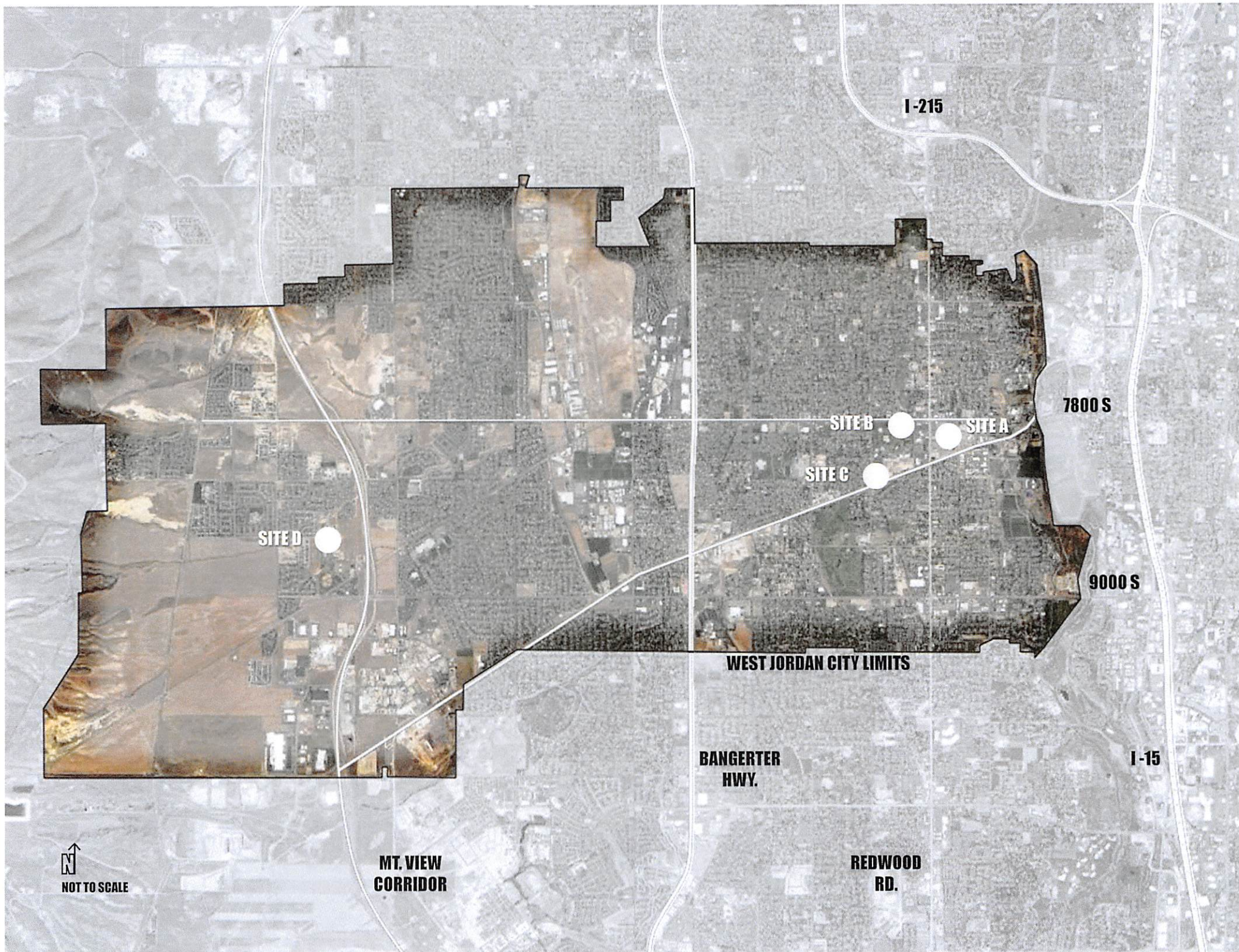
West Jordan is a close knit community that has had a long historical appreciation of the arts. The Cultural Arts Council of West Jordan has built and fostered a program that allows the citizens of this community to express their talents and expose their neighbors to engaging performances and celebrations. For too many years these shows for the band, theater, literary and visual arts have not had a place to call their home. The vision of the new Cultural Arts Facility is to gather together these exceptional talents and provide a functional and inviting performance venue for the community.

In April 2015 West Jordan City authorized \$3M towards the construction of a Cultural Arts Center. The City is pursuing additional funding from the Salt Lake County Cultural Facilities Support Program, which would provide grants for design and construction.

This report presents a project feasibility analysis for a proposed 16,600 GSF West Jordan Cultural Arts Center. Method Studio met with several community members of the Cultural Arts Board and West Jordan City to gather feed back and input. This study includes considerations on the following:

- PROJECT SITE OPTIONS
- SITE ORIENTATION / LOCATION
- PROGRAM FUNCTIONS & ADJACENCIES
- TEST FIT DRAWINGS / STUDIES

Concluding the report are an Estimate of Probable Costs providing an estimated total project cost of \$8.8M, and a proposed Design & Construction Schedule to achieve occupancy by March of 2019.



I-215

7800 S

SITE B

SITE A

SITE C

9000 S

SITE D

WEST JORDAN CITY LIMITS

BANGERTER
HWY.

I-15

REDWOOD
RD.

MT. VIEW
CORRIDOR

↑
N
NOT TO SCALE

REGIONAL SITE MAP

SITE OPTIONS

SITE A - 7915 SOUTH REDWOOD ROAD

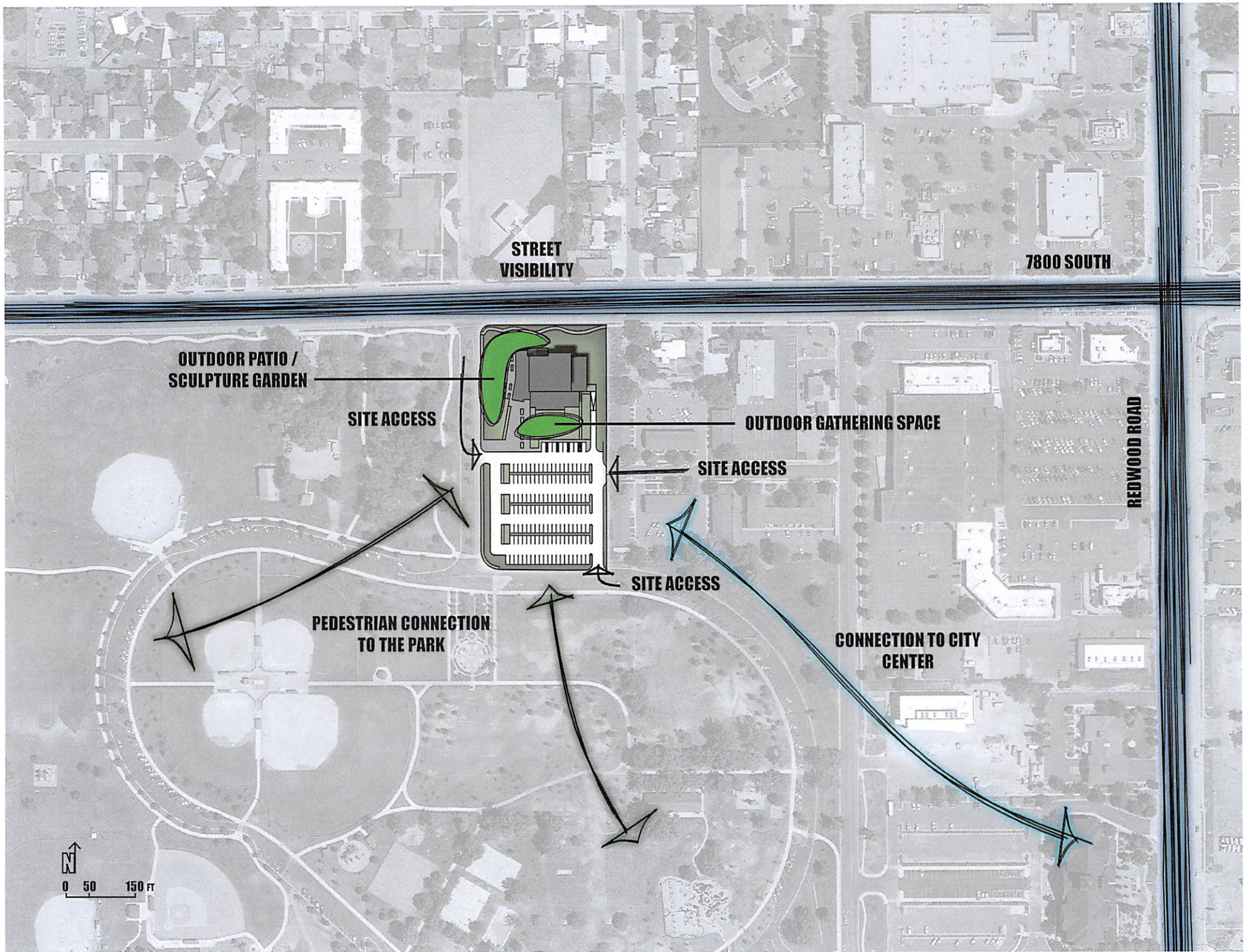
SITE B - VETERANS MEMORIAL PARK, 1950 WEST 7800 SOUTH

SITE C - OLD SUGAR FACTORY, 2200 WEST 8261 SOUTH

SITE D - RECREATION, 8600 SOUTH RON WOOD PARK RD

Sites B - D were studied to compare and determine a preferred location and desired site characteristics. Each site was evaluated, through several iterations, for street presence and marketable visibility, access, and adjacency to city resources. The following diagrams were created to illustrate each site's major characteristics to consider the overall suitability and project preference.

Site A was not evaluated due to the length of time and resources that would be required to acquire the lot. It was also determined by the Steering Committee that this would not be the highest and best use of the land.



**STREET
VISIBILITY**

7800 SOUTH

**OUTDOOR PATIO /
SCULPTURE GARDEN**

SITE ACCESS

OUTDOOR GATHERING SPACE

SITE ACCESS

SITE ACCESS

**PEDESTRIAN CONNECTION
TO THE PARK**

**CONNECTION TO CITY
CENTER**

REDWOOD ROAD

N
0 50 150 FT

SITE B - VETERANS MEMORIAL PARK / 1950 WEST 7800 SOUTH

SITE STATS

- Acreage: 2.85
- Main Street Frontage and direction: 7800 South to the North
- Utilities: All utilities present
- Soils: No known soil issues based on recent, adjacent projects
- Primary adjacencies: Veterans Memorial Park, City Hall

SITE CHARACTERISTICS

- Great street presence and visibility from 7800 South
- Three points of access from 7800 South, Veterans Memorial Parkway, and West View Circle
- Close adjacency to city center and civic amenities
- Parking availability on the site with optional use as overflow for park sport activities
- Close to I-15 with easy access for patrons / performers
- Valuable real-estate along 7800 South
- Located at the main entrance to the park.
- Preferred site by the Steering Committee

Site B successfully blends the connection to the nature of Veteran's Memorial Park, connection to the city center, and the visibility of the high traffic along 7800 south. Its close proximity to I-15 allows for easy access for performers and patrons will still being set in a green civi / residential setting. This is the preferred site of the Steering Committee and is recommended by Method Studio. For the purpose of this feasibility study, Site B has been used for the site adaption test fits in this report.



2200 WEST

CONNECTION TO
GENE FULLMER
REC CENTER

CONTINUATION OF 1825 WEST

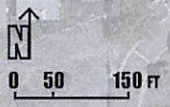
SITE ACCESS

PATIO AREA

OUTDOOR SCULPTURE / GREEN SPACE

8250 SOUTH

RED TRAX LINE



SITE C - OLD SUGAR FACTORY / 2200 WEST 8261 SOUTH

SITE STATS

- Acreage: 3.23
- Main Street Frontage and direction: 2200 West
- Utilities: All utilities present
- Soils: No known soil issues based on adjacent projects
- Primary adjacencies: Outdoor pool, Gene Fullmer Rec Center

SITE CHARACTERISTICS

- On the southwest corner of the Veterans Memorial Park site block
- Site of the original sugar factory
- Plenty of parking
- Low visibility and no public front
- Vibrations concerns with train tracks
- No adjacent function dining or shopping functions
- Single site access from 2200 West
- Height of building would be out of scale in the residential neighborhood

Site C represents the history of performing arts in West Jordan as the previous site of the Sugar Factory. While it is still on the city center block it is surrounded on three side with single family residential. A trax line presents the concern of vibration during performances and rehearsal. The low visibility of this site does not lend itself to the need of better marketing for local performances. This site is not recommended for consideration of a performing arts facility.

MT. VIEW CORRIDOR

8600 SOUTH

SITE ACCESS

GREEN GARDEN AREA

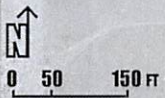
SITE ACCESS

PATIO AREA

**GREEN CONNECTION
TO RON WOOD
REGIONAL PARK**

**CONNECTION TO
FUTURE REC CENTER**

**RON WOOD PARK ROAD
(6000 WEST)**



SITE D - RECREATION / 8600 SOUTH RON WOOD PARK ROAD

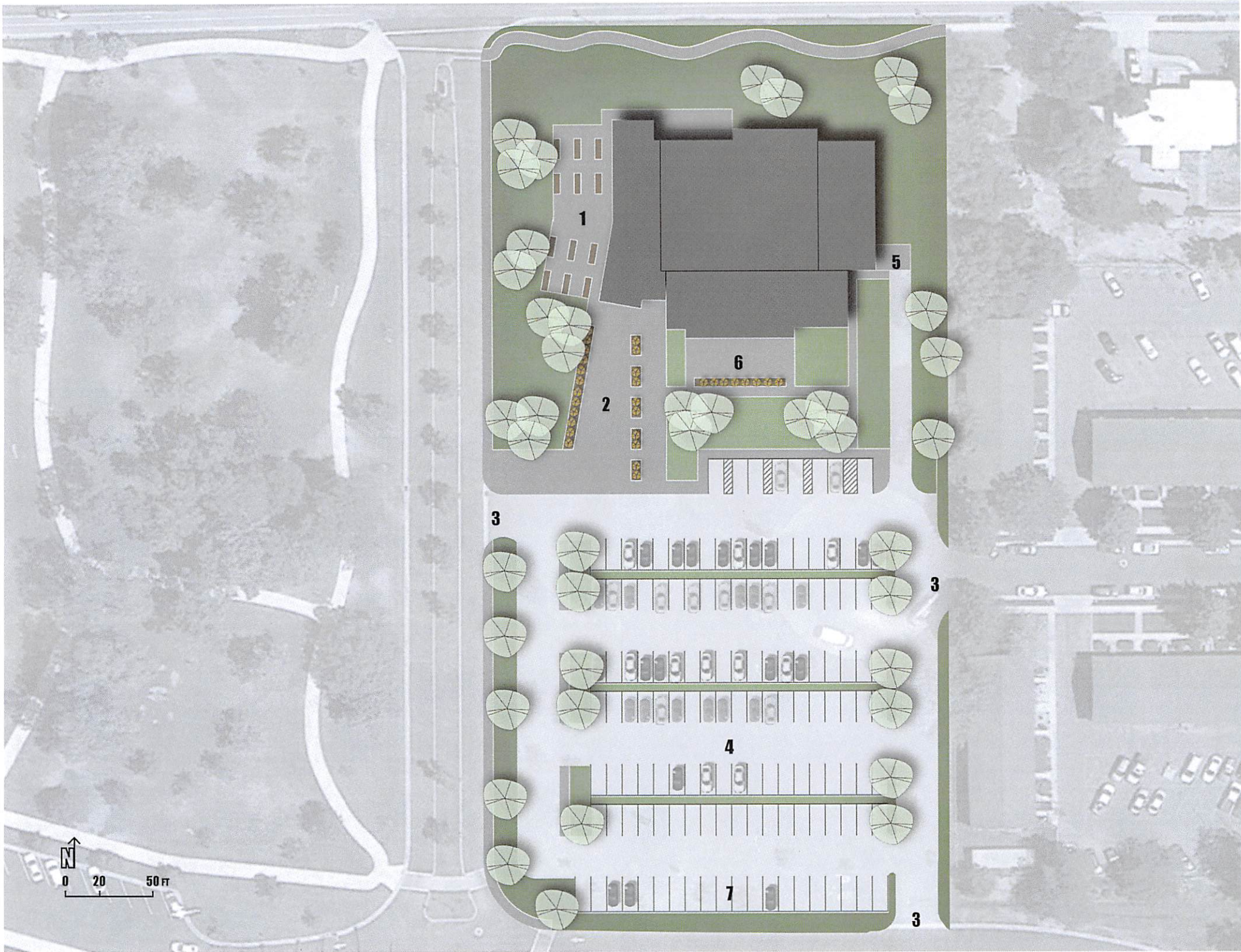
SITE STATS

- Acreage: 4.21
- Main Street Frontage and direction: 8600 South to the north of the lot
- Utilities: All utilities present
- Soils: Splash pad to the south experienced collapsible soils up to 8'
- Primary adjacencies: Splash pad, neighborhood, and future rec center.

SITE CHARACTERISTICS

- Adjacent to new rec center and Ron Wood Splash Pad
- Too far from the city center, no shopping or dining in the vicinity
- Adjacent to those who would most likely attend
- Distance from I-15 a disadvantage to performers and potential show producers
- Poor soils in this location present potential significant cost issues
- Access and visibility only through neighborhood
- Size of site offers plenty of parking capacity

Site D consideration was based on available land, adjacency to recent and upcoming civic amenities, and its setting amongst the most likely patronage group. While this site distances itself from other performing art venues in the region, it also it is far from retail and other commercial amenities. This site is not recommended for consideration of a performing arts facility.



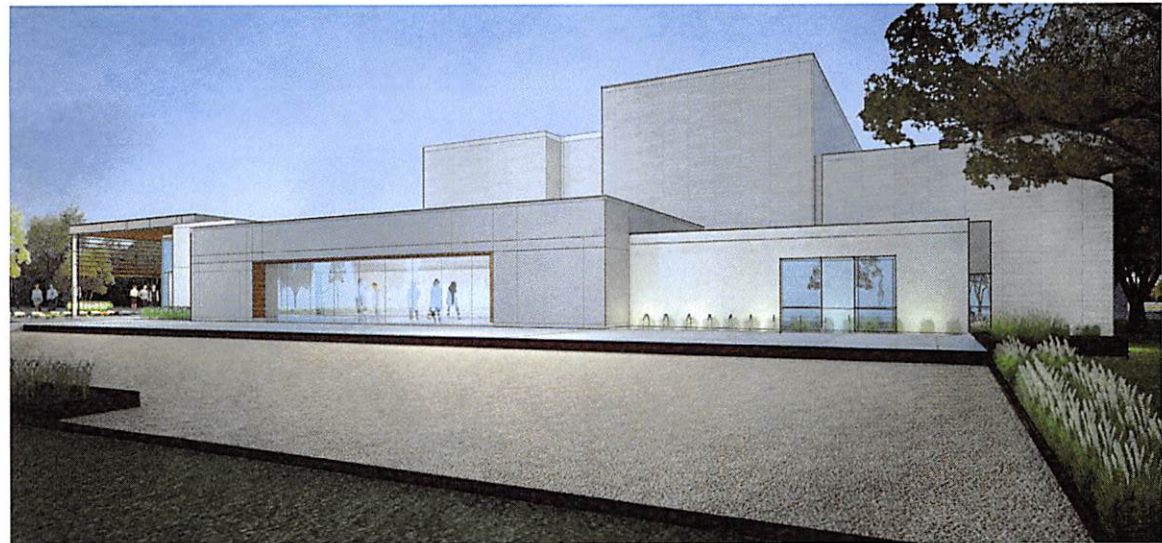
PREFERRED SITE PLAN

The adjacency to Veteran's Memorial park allows for a wonderful opportunity to have the interior of this building spill out to the open air and connect, both visually and physically, to the park. In the preferred site study the lobby connects to an open, west facing plaza and sculpture garden. This adjacency allows for the exposition of artwork, access to exterior pre-function space, or the use of the outdoor plaza for receptions. The function of the plaza space as a sculpture garden could be developed over time as a collaboration with local artists and artisans. The preferred site also features an east facing patio, which provides a direct visual connection to the park, as an outdoor extension of the multi-purpose room. Potential uses might be additional multi-function space or to accommodate outdoor performances.

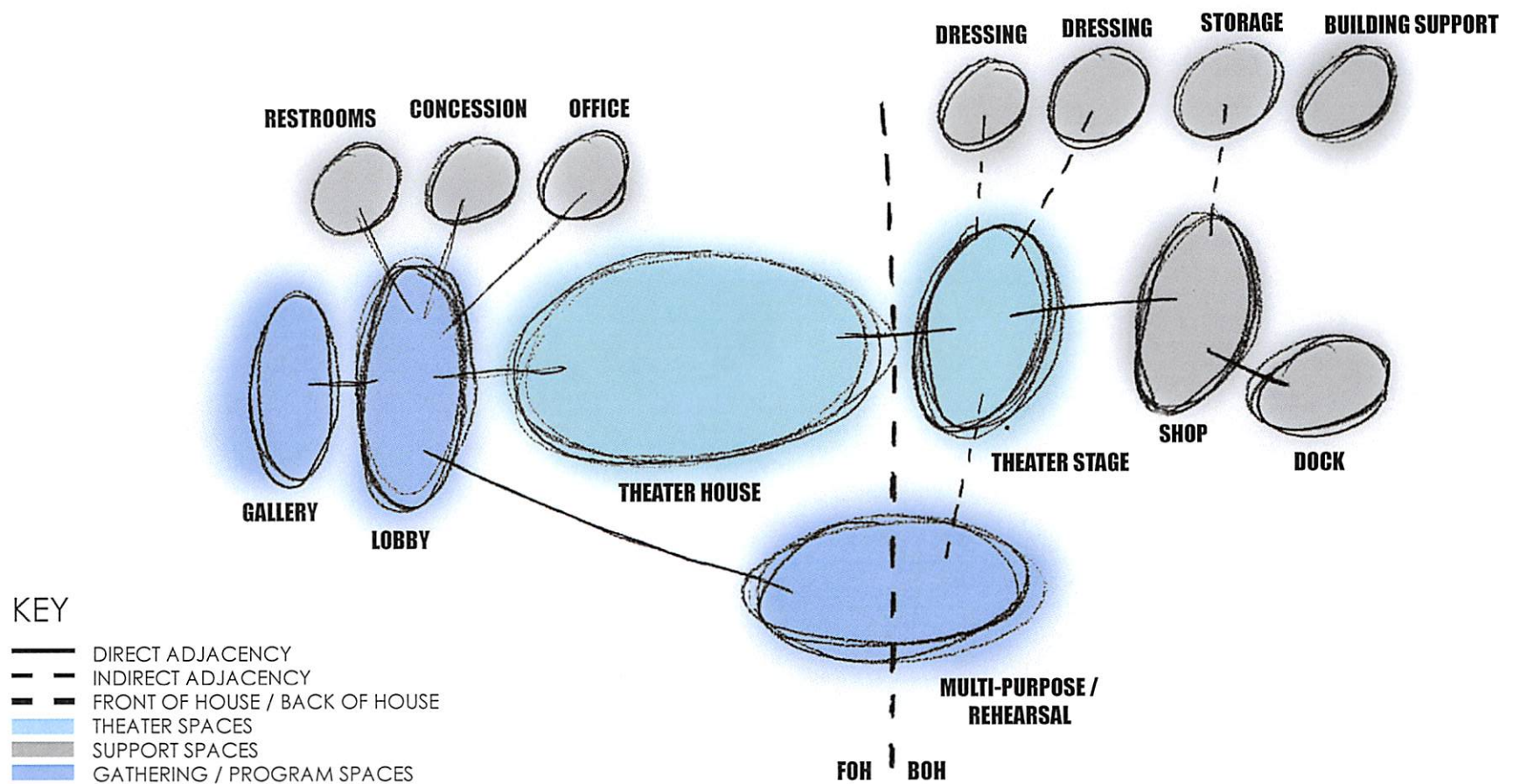
This proposed location and orientation of the project allows for separation between the parking and the building, offering a grand, landscaped, and processional entrance, enhancing the arrival experience of the patron. Building frontage to 7800 South can offer a substantial marquee for advertising future performances and activities

KEY

- 1 OUTDOOR PATIO / SCULPTURE GARDEN
- 2 ENTRY PLAZA
- 3 SITE ACCESS
- 4 PARKING
- 5 LOADING
- 6 GATHERING SPACE
- 7 PARK OVERFLOW PARKING



SOUTH ELEVATION - MULTI-PURPOSE PLAZA



SPACE	SIZE (NSF)
THEATER (~299 SEATS)	3020
STAGE	1500
WINGS	900
LOBBY	1500
GALLERY	775
MULTI-PURPOSE	1335
DRESSING ROOMS	500
STORAGE	600
SCENE SHOP	800
OFFICE / TICKETS	190
RESTROOMS	500
BUILDING SUPPORT	500
CONCESSIONS	180
NET TOTAL	12300
CIRCULATION & WALLS (35%)	≈ 4300
TOTAL GROSS SF	16600

The gross area target for the project is determined by totaling the net area of the program spaces (NSF), then applying a grossing factor of 35% to account for the area of circulation and wall assemblies.

PROGRAM & ADJACENCIES

The programmatic need for a venue to accommodate theatrical, musical, storytelling, and art exposition will be met through an approximate 299 seat Proscenium Theater and supporting Lobby / Art Gallery. These primary program spaces will be supported by secondary support spaces to meet needs for concessions and ticket sales, rehearsal / gathering space, dressing and green rooms, as well as scene / prop production.

The distinction between Front of House spaces (FOH) and Back of House spaces (BOH) is an important factor when considering adjacencies serving patrons (FOH) versus those serving performers & production staff (BOH). Critical direct adjacencies include those between lobby / restrooms / concessions / ticket office, as well as those between stage / house / shop / dock. Important indirect adjacencies include those between the stage / rehearsal / dressing rooms and the needs for nearby storage from the shop and from the multi-purpose room.

PROGRAMMATIC FUNCTIONS

Gallery / Lobby

- Main entry for the facility
- Pre-function space for theater
- Art gallery intertwined with lobby area
- Open access to exterior patio / gathering space

Theater House

- 280-300 seats
- Raked seating with 8"-12" step for unobstructed view lines
- Tech booth integrated into the seating at back of house
- Single level seating (no balcony)
- ADA accessibility at the front and back of theater
- Fan shaped theater to pull the back row closer to the front
- Sound and light lock (SLL) vestibules at all entrances, to prevent noise and light from entering the theater house

Stage & Wings

- Large enough to fit a 50-60 person band
- Stage at 50'x30' with minimum 15' wings
- Removable orchestra shell for music performances
- No fly loft
- Removable thrust stage with under stage storage capability
- Sound and Light Lock (SLL) at all entries
- Access to underground storage beneath stage

Multi-purpose room

- Divisible room with bi-fold partition
- Size of room reflects approx. stage dimensions
- Used as a green room with direct BOH access
- Wall cabinetry for music, score and book storage
- Acoustical treated space for rehearsal functions

Dressing Room

- Unisex restroom in each dressing room
- 6 vanity stations in each dressing room
- Located in BOH

Shop

- Garage door pass-through to stage
- Exterior access to recessed dock
- Rated for operation of woodworking power tools
- Floor storage for scenery
- Access to additional storage

Concessions

- Small concessions stand
- Sink and refrigerator
- Service counter for light/package snacks

Office

- Office for ticket sales & administration
- Ticket booth visible from entrance and lobby

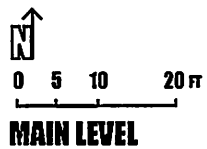
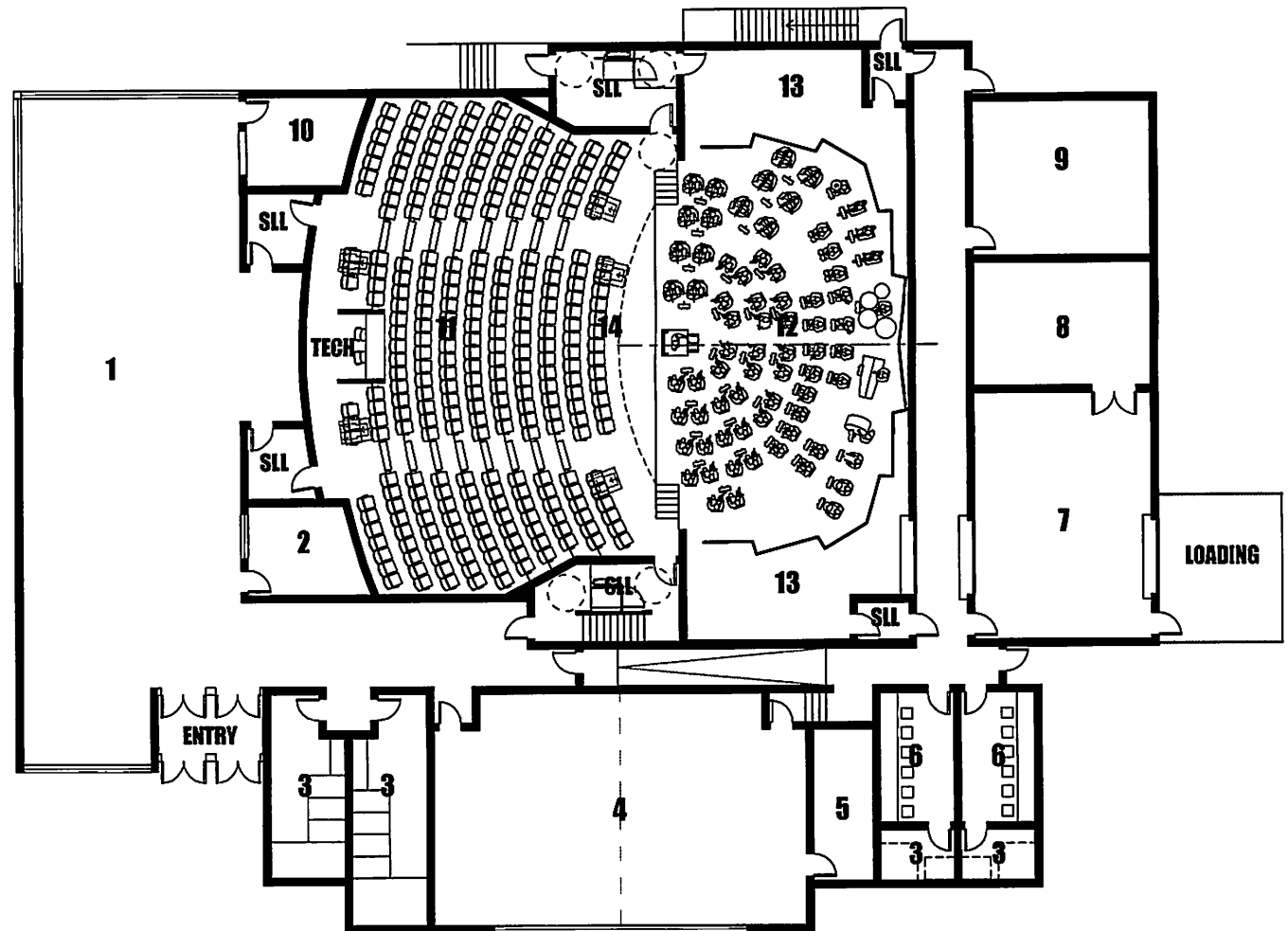
Storage

- Storage room for tables/chairs & equipment for multi-purpose room (200 SF)
- Storage room adjacent to scene shop (400 SF)



KEY

- 1 LOBBY / GALLERY
- 2 OFFICE / TICKETS
- 3 RESTROOMS
- 4 MULTI-PURPOSE / REHEARSAL
- 5 STORAGE
- 6 DRESSING ROOMS
- 7 SCENE SHOP
- 8 STORAGE
- 9 MECH./SUPPORT
- 10 CONCESSIONS
- 11 THEATER HOUSE
- 12 STAGE
- 13 WINGS
- 14 REMOVABLE APRON & SEATING ROW



TEST FIT FLOOR PLAN - MAIN LEVEL

A Test Fit Floor Plan was created using the established program and adjacency requirements. Characteristics to note include the separation of FOH program spaces from BOH program spaces. FOH spaces include the Gallery/Lobby, the Ticket/Admin Office, the Concessions, and the Restrooms. BOH spaces serve the performers and staff, and include Dressing Rooms, Scenery Shop, Storage, and general Building Support. The multi-purpose room provides direct access to both FOH/BOH in order to function for events and receptions, as well as for rehearsals and dressing room functions.

FEATURES

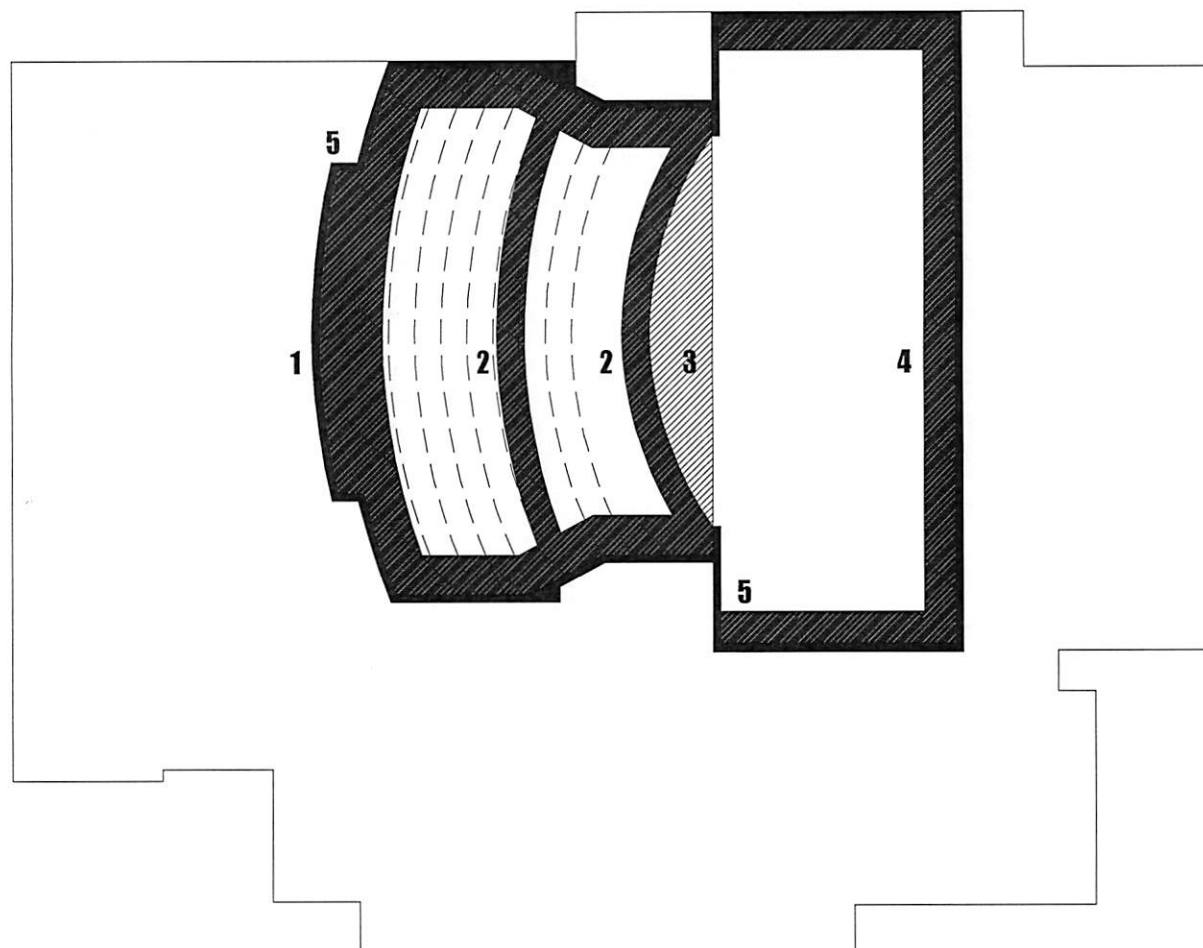
- 299 SEAT THEATER
- 11 ROWS OF SEATING
- 5 ACCESSIBLE SEATING LOCATIONS
- 30'x50' STAGE
- 15' WIDE WINGS
- MOVABLE ORCHESTRA SHELL
- SOUND & LIGHT LOCKS (SLL) @ ALL THEATRE ENTRIES
- OVERSIZED DOORS TO SCENE SHOP & LOADING
- OPERABLE PARTITION IN MULTI-PURPOSE




MOVABLE ORCHESTRA SHELL

KEY

- 1 FOLLOW SPOT GALLERY
- 2 LIGHTING BRIDGE
- 3 FORESTAGE REFLECTOR
- 4 CROSSOVER GALLERY
- 5 LADDER ACCESS




0 5 10 20 ft
TECHNICAL GALLERY LEVEL

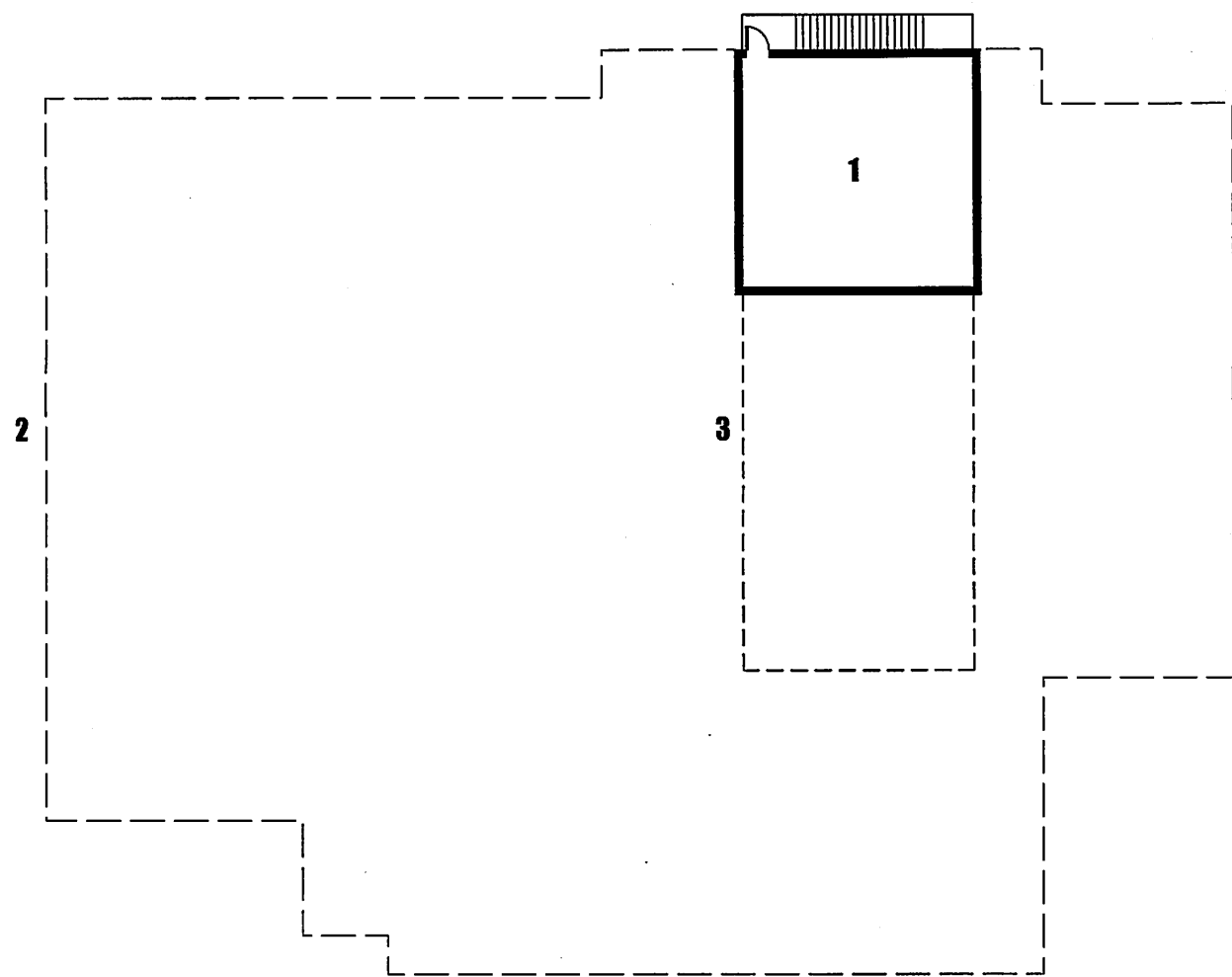
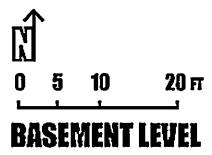
TEST FIT FLOOR PLAN - TECHNICAL GALLERY

The Technical Gallery is composed of multiple elements, including lighting bridges and galleries providing access to theatrical equipment above the theater house and stage. The galleries provide walkways for staff, and for operating and mounting positions for theater equipment and lighting. Each element serves specific functional criteria necessary for productions and performances.

- The crossover gallery serves as a passage, at the rear of the stage, used by performers and staff to move from one side of the stage to the other without coming into the view of the audience.
- An area for follow spots will be provided above the rear of the house.
- The forestage reflector is a reflective panel hung in the auditorium, used to direct and diffuse sound into desired zones.
- Access to the Technical Gallery level is provided through multiple ladders located within the stage house and within the auditorium zone.



CATWALKS / LIGHTING BRIDGES



TEST FIT FLOOR PLAN - BASEMENT LEVEL

Additional storage for costumes, instruments, stage extension, and removable seats, may be provided below the footprint of the stage, at reduced construction costs than the rest of the facility. This storage space has been included in the estimate as an Add Alternate option.

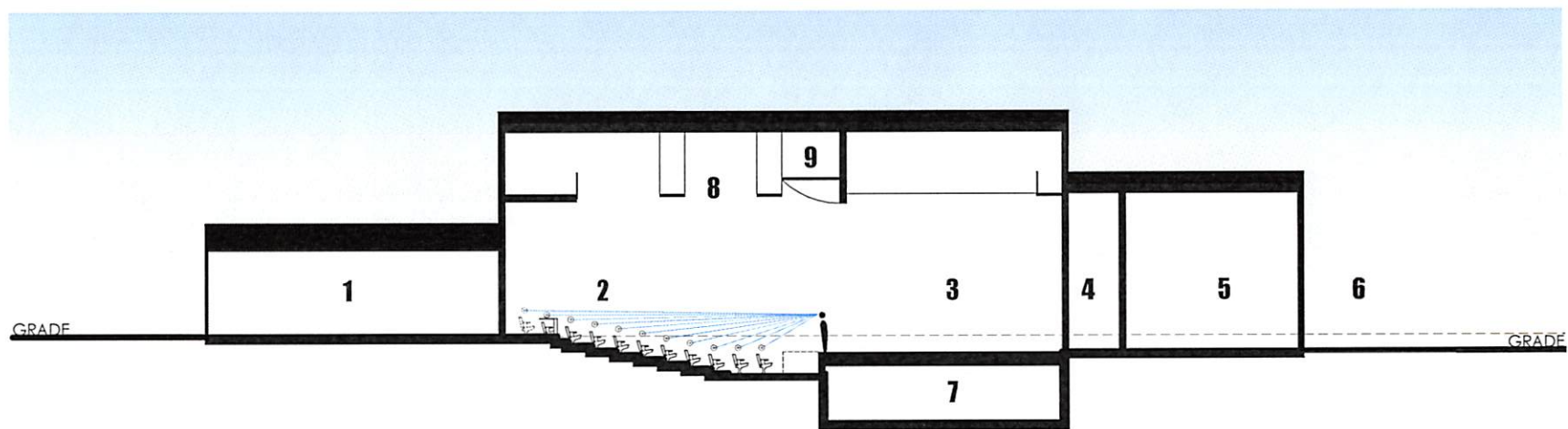
FEATURES

900 NSF COSTUME / INSTRUMENT STORAGE
BELOW STAGE
EXTERIOR STAIR ACCESS FROM STAGE

- 1 BASEMENT STORAGE
- 2 BUILDING FOOTPRINT
- 3 STAGE FOOTPRINT



COSTUME STORAGE



THEATER CENTERLINE SECTION

SECTIONAL STUDY

The rake of the seating within the theater affects the quality of sight lines, the circulation within the house, the height of the elevation required to transition from the FOH to the BOH/stage level, and the grading/excavation requirements across the site.

Within the theater, the stage is set 3'-0" above the level of the first row. Applying an 8" height between each row results in an overall elevation change of 5'-4" from the first row to the last row, and a 2'-4" elevation change from the FOH and the stage level. Access to each level is addressed through grading across the site, ramps within the building, and lifts within the theater.

FEATURES

8" SEATING RISERS
HOUSE SOUND TECH POSITION
REMOVABLE THRUST STAGE
36" STAGE HEIGHT
21' PROSCENIUM OPENING HEIGHT

KEY

- 1 LOBBY / GALLERY
- 2 HOUSE / TECH POSITION
- 3 STAGE & WINGS
- 4 CROSSOVER CORRIDOR
- 5 SCENE SHOP
- 6 LOADING
- 7 BASEMENT STORAGE
- 8 CATWALKS / TECH GALLERY
- 9 FORESTAGE REFLECTOR & GRID

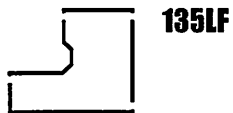


THEATER SEATING

ART GALLERY STUDIES

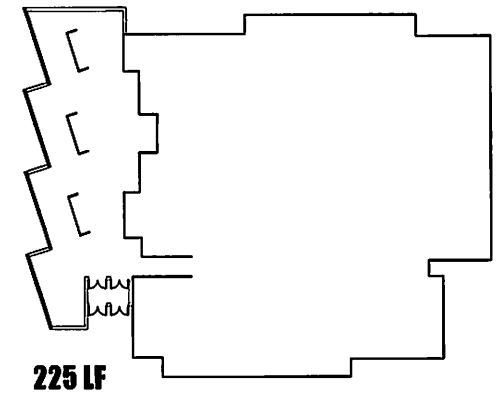
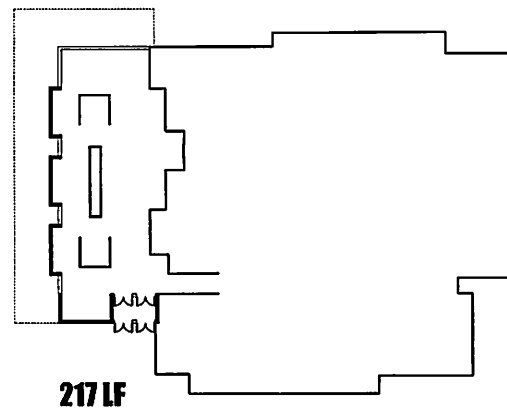
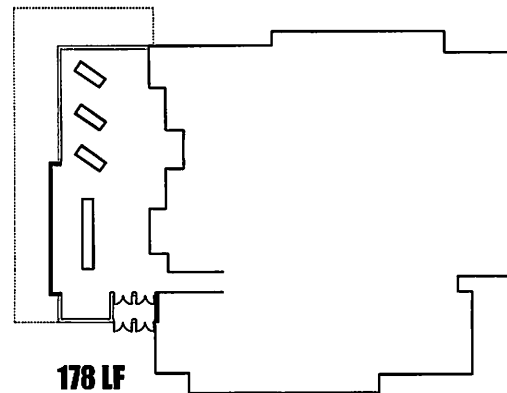
The placement of the art gallery within the test fit plan required consideration of total linear footage (LF), daylighting strategies, and circulation layouts, as the gallery and lobby spaces for the project are shared. Test fit studies targeted, at minimum, to meet the Schorr Gallery's (located on the third level of City Hall) existing capacity of 135 LF, and to provide strategies for achieving increased art exposition capacities.

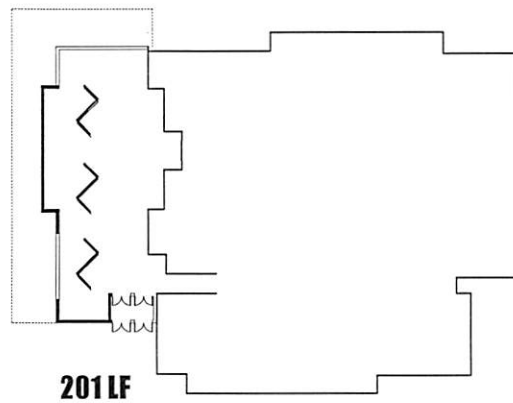
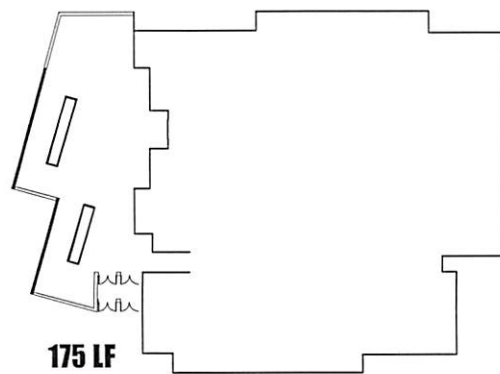
SCHORR GALLERY EXISTING FOOTPRINT
(SCALE EQUAL TO ADJACENT DIAGRAMS)



KEY

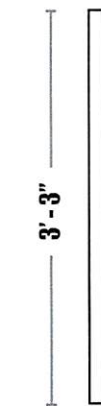
- FIXED SOLID WALLS
- MOVABLE ART PANEL WALLS
- ROOF OVERHANG
- == GLAZING



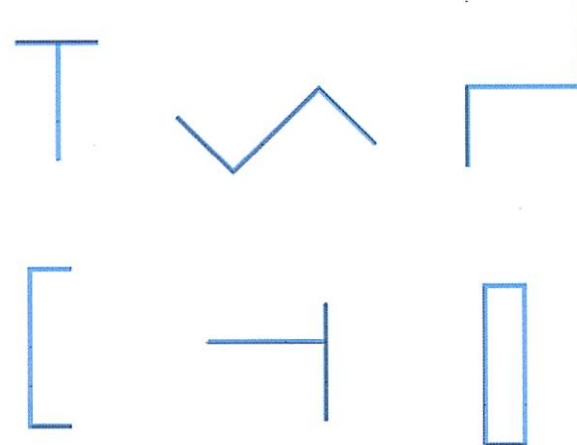


ART PANEL UNIT & CONFIGURATIONS

Movable art panels were considered to maximize the usable gallery display spaces. These panels are free-standing, grid-independent, demountable panel systems used for temporary museum galleries and partitioning. Each individual panel module is constructed of a hidden aluminum framework and nailable interior paintable surfaces. The same module can be connected using various configurations.



SINGLE
PANEL UNIT



CONFIGURATION VARIATIONS





MAIN ENTRY & PLAZA





NORTH SIDE PERSPECTIVE

Space	Allocation	Unit	Price
Total Gross Square Footage		16,600	

\$/SF

Construction Cost		16,600	\$ 280.00	\$ 4,648,000.00
Technical Catwalks		1,800	\$ 40.00	\$ 72,000.00
Basement Storage - Add Alt Option		1,200	\$ 100.00	\$ 120,000.00
Site Development/Utilities	2.7 acres	118,000	\$ 8.25	\$ 973,240.00
Total Development Costs			\$ 350.20	\$ 5,813,240.00

Architects Fee	7.65%		\$ 355,572.00
Speciality Consultant Fee	2%		\$ 92,960.00
Permit and Fees	2%		\$ 92,960.00
Owner's Soft Costs	4%		\$ 185,920.00
Land Value		~\$8.00	\$ 1,000,000.00
FFE			\$ 200,000.00
Orchestra Shell			\$ 65,000.00
Rigging Hoists and Controls			\$ 125,000.00
Contingency	10%		\$ 464,800.00
Soft Cost Total			\$ 2,582,212.00

Total Development Costs		\$ 5,813,240.00
Total Soft Costs		\$ 2,582,212.00
Escalation Costs	5%	\$ 419,772.60
Total Project Costs		\$ 8,815,224.60

ESTIMATE OF PROBABLE COSTS

Construction Costs

Construction costs are based on comparable projects in the region. The level of finishes will provide a warm and inviting space without the expense of high-end materials. The project will strive to select finishes and architectural features that are efficient yet also provide a high quality acoustic and visual environment, while extending the value of square footage costs.

Site Development Cost

These cost are intended to build out the entirety of the site. There are about 30 additional stalls than the zoning requirement which will provide more parking access on the south for Veterans Memorial Park.

Owner's Soft Costs

The owner soft costs covers items such as Owner project management, impact/inspection fees, geotechnical reports, land costs, and insurances.

FFE (Furniture, Fixtures, and Equipment)

This cost includes items such as office furniture, loose tables and chairs, lobby furniture and signage. This item will also include stage lighting and follow spots.

Orchestra Shell

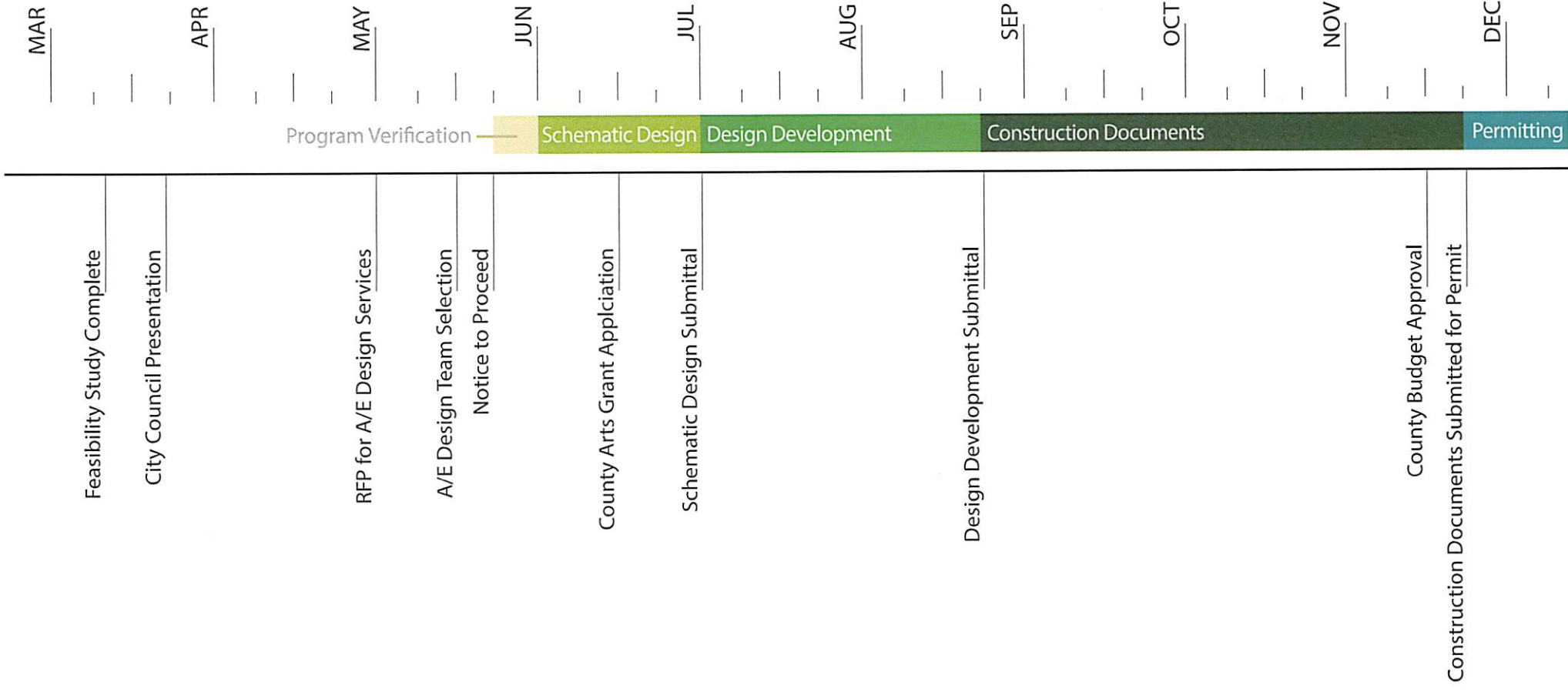
The orchestra shell is held as an individual line item as there is a broad range of solutions. The number held represents a movable, storable partition that would surround the back of the stage.

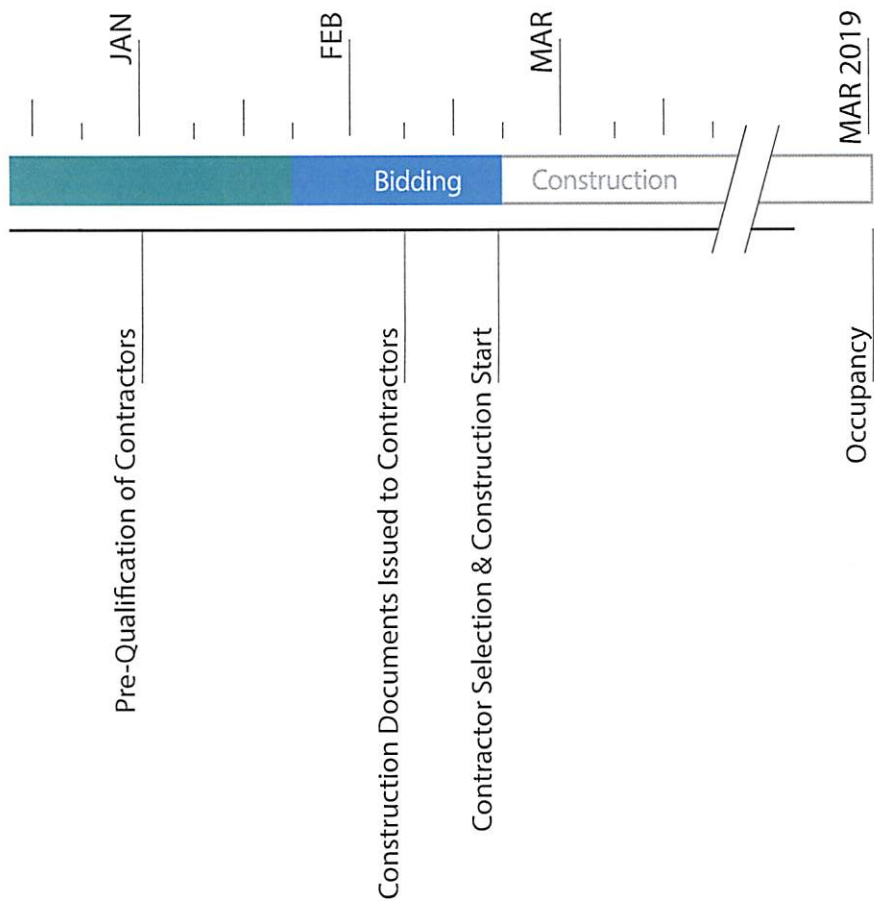
Rigging Hoist and Controls

The support mechanisms for the stage hoists and controls will be covered by the base construction costs. Final selection of these items will be coordinated with the users and tailored to the individual performance needs.

Specialty Consultant Fee

Specialty consultant fees are intended to cover specific theater consultants on the design team. These consultants would include those with specialties related to theatre venue design such as Audio Visual (A/V) Engineering, Acoustical Engineering, and overall Theatre Consulting.





SCHEDULE

The proposed schedule allocates the following time for each phase:

Design - 6 MONTHS

Permitting, Bidding, & Negotiation - 3 MONTHS

Construction - 12 MONTHS

The schedule phase durations and milestone deadlines are as recommended by West Jordan City in order to target a shorter overall project time line.

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SALT LAKE CITY, UTAH 84101
P 801.532.4422
WWW.METHOD-STUDIO.COM

EXHIBIT B
Disbursement of Funds Report



RECIPIENT ORGANIZATION'S DISBURSEMENT OF FUND REPORT

This report is **REQUIRED** for all contributions more than \$2,500.

This report is to be filed with the Council and Mayor's Offices within six months of receipt of the money. If further contributions are desired, the report must be filed with the Council and Mayor by September 1st of each year.

NAME OF ORGANIZATION: _____

ADDRESS: _____

CITY: _____ STATE: _____ ZIP CODE: _____

CONTACT PERSON: _____

PHONE NUMBER: _____ EMAIL: _____

CONTRIBUTION AMOUNT: _____

DATE RECEIVED:

Please describe how the money was spent and how this funding contributed to the success of your organization.

Dated this _____ day of _____, _____. Recipient _____

Community Services Cultural Projects

Top Line Updates

Tuesday, February 05, 2019 → *Phil's Day!*

Project	Issues / In-progress	Coordination
Mid-Valley PAC Admin	<ul style="list-style-type: none"> City of Taylorsville Coordination Taylorsville-Bennion Improvement District (water) = Authority review brought suggestion/requirements for additional Loop Pipe Design (around PAC) w/ reduced valves Ground Lease & Parking Agreement Status MV Construction Deductive Change-order 	<p>⇒ Jacobsen SITE ACCESS direct off 5400 S → UDOT application (60-90 days) → John Taylor direction/support</p> <p>⇒ Fire Water Line Solution = Meeting w/ TBID today → Pricing Request PR#01 from Jacobsen</p> <p>⇒ How can I support completion?</p> <p>⇒ Meeting to review "recommendations" today @ 4:00</p>
Mid-Valley PAC OAC Meeting Update	<p><i>Meeting #1 Thursday, January 31, 2019</i></p> <ul style="list-style-type: none"> Fire Water Line under review Site Access off 5400 S 	⇒
CFSP	<ul style="list-style-type: none"> CFSP Program "Evolution"? <ul style="list-style-type: none"> PRT for Arts & Culture combined w/ Parks & Rec projects Community Services "recommendation" to TRCC Board <p><u>CFSP Public Dates</u></p> <ul style="list-style-type: none"> CFSP Applications on CS website / Press Release CFSP Open for Applications CFSP Public Workshop? CFSP Close for Applications 	<p><u>2018 Timeline</u></p> <p>⇒ February 13 (Wednesday)</p> <p>⇒ February 20 (Wednesday)</p> <p>⇒ February 25 (Monday)</p> <p>⇒ April 26 (Friday)</p>

Community Services Cultural Projects

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