

September 7, 2016

MEMORANDUM

TO: State Board of Regents

FROM: David L. Buhler

SUBJECT: Salt Lake Community College – Property Acquisition in Herriman

Issue

Salt Lake Community College (SLCC) requests Board approval to purchase property adjacent to the Herriman campus after a city road realignment moved a potential entrance to the future campus. SLCC would purchase the property at appraised value with institutional funds.

Background

Regent Policy R710, *Capital Facilities* requires the Board of Regents to approve institutional property acquisitions that exceed \$500,000. SLCC requests Board approval to use institutional plant reserves to purchase 1.77 acres of property adjacent to the Herriman campus for the appraised value of \$870,000. A recent realignment of a future roadway by the City of Herriman threatens the control of a potential entrance to the Herriman campus from the intersection of two main thoroughfares. Acquisition of this property will protect the SLCC Herriman campus from encroachment and will maintain the control of a potential future entrance to the campus.

Additional information about this request may be found in the attached letter from the College and the accompanying maps. Representatives from SLCC will be in attendance at the meeting to provide additional information and respond to questions from the Board.

Commissioner's Recommendation

The Commissioner recommends that the Board approve and authorize Salt Lake Community College to acquire property adjacent to the Herriman campus.

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David L. Buhler  
Commissioner of Higher Education

DLB/KLH/RPA  
Attachments

22 August 2016

Board of Regents  
c/o Commissioner David L. Buhler  
Board of Regents Building, Two Gateway  
60 South 400 West  
Salt Lake City, UT 84101-1284

RE: Acquisition of 1.7 acres located at approximately 14473 South Autumn Crest Boulevard, Herriman, UT

Commissioner:

In accordance with the R710, Capital Facilities Policy; SLCC requests the following item to be placed on the Board of Regents meeting as action item for approval.

Action Item - The property acquisition of 1.7 acres that is located at approximately 14473 South Autumn Crest Boulevard, Herriman Utah and is:

- (1) Contiguous to SLCC's current Herriman Campus owned property
- (2) The property appraised for \$870,000.00
- (3) Accepted offer \$870,000.00
- (4) Institutional Plant Reserves will be utilized for the purchase of the land

The acquisition of this property supports the Master Plan and the establishment of a campus in the Southwest quadrant of the Valley. In the event that this transaction occurs, this will complete the acquisition of property for the Herriman Campus which is the College's #1 Capital Development priority submitted to the Regents, Building Board and Legislature for funding consideration for 2017/2018 fiscal year.

In an effort to assist and work with Herriman City in their planned unit developments, it was necessary to realign 4000 west for safety and traffic concerns. It is the Colleges desire to acquire the property in an effort to protect and establish what could be one day a possible entrance to the college campus.

Thank you for your continued attention to the College's mission of providing great accommodations for our student body. Let me know if there is anything else you need regarding this proposal.

Respectfully submitted,

Malin B. Francis  
Director, Planning & Design

Attachment: Rosecrest Communities Property layout



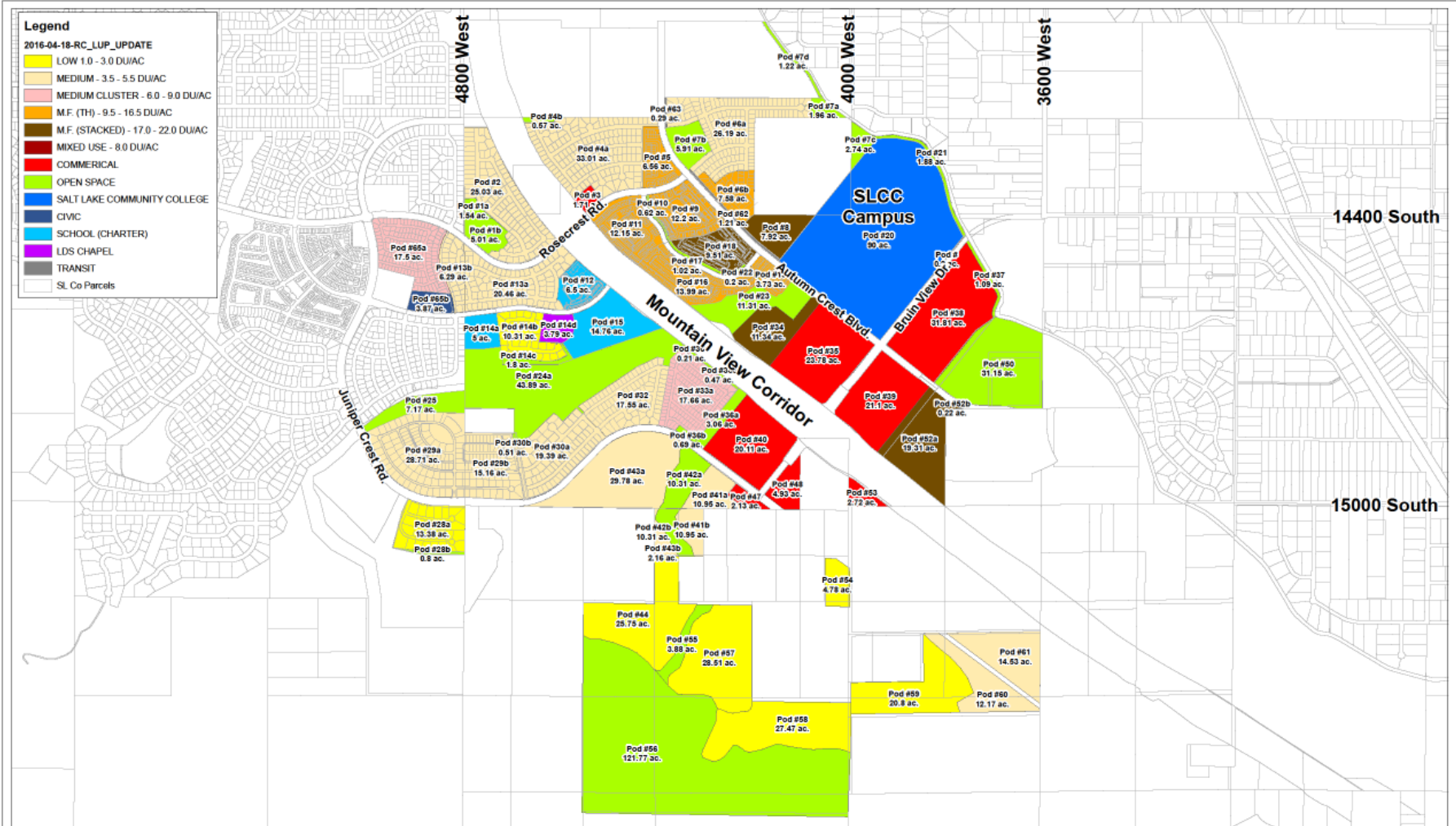
Property Purchase  
(1.77 acres)

Future Road

SLCC Property  
(90 acres)

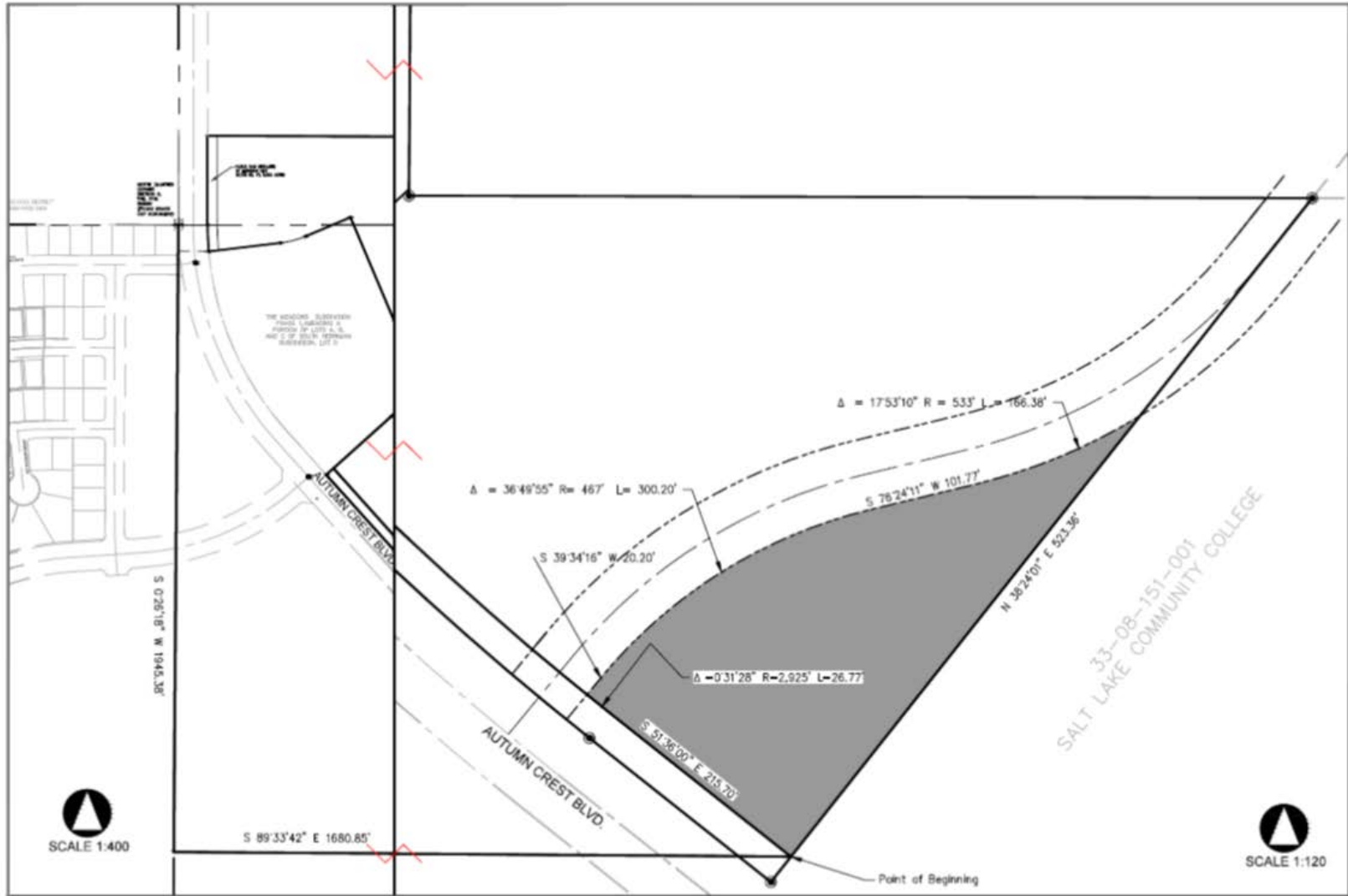
Future Road





# Rosecrest Master Plan Update - DRAFT (05.09.16)





**ROSECREST COMMUNITIES**  
**SLCC Property Purchase Boundary Description**  
 (06.09.16)