

**UTAH BOARD OF HIGHER EDUCATION  
FINANCE AND FACILITIES COMMITTEE  
TELECONFERENCE  
Thursday, November 18, 2021**

AGENDA

2:00 PM – 3:40 AM

ACTION:

- |   |         |
|---|---------|
| 1. SLCC Non-Traditional Arrangement   | TAB A   |
| 2. Non-State Funded Legislative Requests for 2022-23  | TAB B   |
| a. UU – Kahlert Village 4 <sup>th</sup> Wing  | TAB B.1 |
| b. UU – Impact Health & Prosperity Epicenter  | TAB B.2 |
| c. UU – West Valley Health and Community Center   | TAB B.3 |
| d. USU – Nora Eccles Museum of Art  | TAB B.4 |
| e. USU – Maverick Stadium Improvements  | TAB B.5 |
| f. DSU – Campus View Suites Phase III   | TAB B.6 |
| g. UVU – Parking Garage   | TAB B.7 |
| 3. Revision and Rename of Policy R207, <i>Institutional Residence for College and Universities in the Utah System of Higher Education</i> | TAB C   |
| 4. Revision of Policy R557, <i>Motor Vehicles</i>   | TAB D   |
| 5. Revision of Policy R558, <i>Surplus Property</i>   | TAB E   |

3:40 AM – 4:45 AM

DISCUSSION:

1. USHE Cost Study
2. USHE Capital Development Process
3. USHE Strategic Plan Tactic Prioritization

4:45 AM – 5:00 AM

INFORMATION:

- |  |       |
|--|-------|
| 1. Annual Contracts and Grants Report                          | TAB F |
| 2. Auxiliary Enterprise Operations Report                      | TAB G |
| 3. Annual Report on Leased Space                               | TAB H |
| 4. OCHE Quarterly Budget Update 1 <sup>st</sup> Quarter FY2022 | TAB I |
| 5. Moral Obligation Certification                              | TAB J |

Projected times for the various meetings are estimates only. The Board Chair retains the right to take action at any time. In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify ADA Coordinator, 60 South 400 West, Salt Lake City, UT 84180 (801-321-7124), at least three working days prior to the meeting. TDD # 801-321-7130.



# MEMORANDUM

TAB A

November 18, 2021

## Salt Lake Community College – Non-Traditional Arrangement Revision

Regent Policy R712, *Non-Traditional Arrangements for Development of Facilities on Campuses*, requires the Board to approve development projects by outside entities on institutional land. In March 2020, the Board approved Salt Lake Community College (SLCC) to enter into a contract for up to forty years with a private developer to develop a mixed-use project on the Meadowbrook Campus. SLCC requests Board approval to modify the project to extend the contract to a 99-year term for a mixed-use development including affordable housing, office space, and commercial space. The College will retain the option to sell the property in the future. Additional information about the project is provided in the attached letter and presentation from the College.

### Commissioner's Recommendations

The Commissioner recommends the Committee authorize, and forward to the full Board for approval, Salt Lake Community College to extend the contract for a mixed-use development with a private developer for a 99-year term. The authorization continues to be contingent on communication and review by the Attorney General's Office.

### Attachments



05 November 2021

Board of Higher Education  
c/o Commissioner Dave R. Woolstenhulme  
Two Gateway 60 S. 400 West  
Salt Lake City, UT 84101-1284

RE: SLCC-owned property at 218 W. 3900 South (Meadowbrook)

Commissioner:

Having previously come before the Board on 3/27/2020 to seek approval for developing the Meadowbrook property, the College has been working with the Boyer Company since that time under a Letter of Intent arrangement (signed 10/13/2020), and is now prepared to sign a long-term Ground Lease which will formalize the partnership between SLCC and Boyer in overseeing the future use of that property.

Initially the project as proposed by Boyer was contemplated as a multi-use development, with commercial/office space being done first, and affordable housing being done in a subsequent phase, with the timing of that phase to be determined. With the advent of COVID-19 and the corresponding drop in demand for commercial/office space, it was determined that Boyer should change the sequence of development projects to focus on affordable housing first, with commercial/office space following in a subsequent phase. The project, as originally proposed and approved by the Board in March 2020 assumed a 40 year financing term – based on the plan to focus on a commercial type development initially. Affordable housing was also mentioned with the caveat that a longer financing term would be necessary for that type of development. With the change brought about by COVID-19 and the corresponding change in direction, the need to alter the financing assumption to a 99 year term was made obvious.

The College now seeks approval to execute the Ground Lease with the Boyer Company for a 99 year lease agreement, which will reflect the College's fee-simple interest in the property – with no other considerations given by the institution. As part of the Ground Lease, the College maintains the right to sell the property at any time, with Boyer having the first right of refusal to purchase. The cash flow to the College over that time is illustrated on the accompanying schedule. Also attached, and in accordance with Board Rule 712, Section 5.6, the Attorney General's Office has reviewed and signed off on the Ground Lease provisions, including the 99 year term, pending formal approval by the Board.

Thank you for your continued support of the College as it seeks to address the needs of the communities it serves. Let me know if there is anything else you require from SLCC regarding this request.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "Jeffrey J. West".

Jeffrey J. West, CPA/MBA



**BOYER**

## **BOYER MEADOWBROOK PHASED APPROACH:**

### **PHASE I:**

- ~225 Multi-Family Units (60% AMI)
- Using roughly half of the acreage
- Buildings B and C to remain temporarily while market improves

### **PHASE II DEMOLISH BUILDINGS B AND C:**

- Construct Life Science/Office space
- Large floor plates of 25,000-35,000 SF, 3-5 stories (100-150,000 SF in total).
- Parking structure may be necessary depending on size and scale – market dependent
- If market demand doesn't materialize for this product, housing could be a possibility

Boyer is fully committed to this project and will remain in constant communication with stakeholders.





# PHASE I AFFORDABLE HOUSING

~225  
MULTI-FAMILY  
UNITS WITH  
STRUCTURED  
PARKING

POWER  
EASEMENT

ADD FENCING  
AS NECESSARY

ADD NEW  
DRIVEWAY

REMOVE  
SLCC  
STRUCTURAL  
SIGNAGE

IMPROVE  
LANDSCAPE





# PHASE II - COMMERCIAL

POTENTIAL  
PARKING  
STRUCTURE

FUTURE  
BUILDING II

BUILDING I  
(BIOTECH LIFE  
SCIENCE  
COMMERCIAL)









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## **THE BOYER COMPANY, L.C.**

101 S 200 E, Ste 200  
Salt Lake City, UT 84111

**Contact:** Nate Boyer, *President*

t. 801.300.1378 | [nboyer@boyercompany.com](mailto:nboyer@boyercompany.com) | f. 801.521.4793

**Contact:** Ryan Simmons, *Partner*

t. 801.366.7130 | [rsimmons@boyercompany.com](mailto:rsimmons@boyercompany.com)

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101 South 200 East, Suite 200  
Salt Lake City, UT 84111  
[www.boyercompany.com](http://www.boyercompany.com)

## Break Even Point at 7%

YEARS	% INCR EVERY 5 YRS	ANNUAL RENT	5 YEAR TOTALS	ACCUMULATED TOTALS	MONTHLY RENT
1 - 5	0	\$375,000	\$1,875,001	\$1,875,001	\$31,250
6 - 10	10	\$412,500	\$2,062,501	\$3,937,502	\$34,375
11 - 15	10	\$453,750	\$2,268,751	\$6,206,252	\$37,813
16 - 20	10	\$499,125	\$2,495,626	\$8,701,878	\$41,594
21 - 25	10	\$549,038	\$2,745,189	\$11,447,067	\$45,753
26 - 30	10	\$603,941	\$3,019,707	\$14,466,775	\$50,328
31 - 35	10	\$664,336	\$3,321,678	\$17,788,453	\$55,361
36 - 40	10	\$730,769	\$3,653,846	\$21,442,299	\$60,897
41 - 45	10	\$803,846	\$4,019,231	\$25,461,529	\$66,987
46 - 50	10	\$884,231	\$4,421,154	\$29,882,683	\$73,686
51 - 55	10	\$972,654	\$4,863,269	\$34,745,952	\$81,054
56 - 60	10	\$1,069,919	\$5,349,596	\$40,095,548	\$89,160
61 - 65	10	\$1,176,911	\$5,884,556	\$45,980,104	\$98,076
66 - 70	10	\$1,294,602	\$6,473,011	\$52,453,115	\$107,884
71 - 75	10	\$1,424,062	\$7,120,312	\$59,573,427	\$118,672
76 - 80	10	\$1,566,469	\$7,832,343	\$67,405,770	\$130,539
81 - 85	10	\$1,723,116	\$8,615,578	\$76,021,348	\$143,593
86 - 90	10	\$1,895,427	\$9,477,136	\$85,498,484	\$157,952
91 - 95	10	\$2,084,970	\$10,424,849	\$95,923,333	\$173,747
96 - 99	10	\$2,293,467	\$11,467,334	\$107,390,667	\$191,122

APPRAISED VALUE	GROUND LEASE %
\$5,700,000	7.00%
	\$399,000
adj. for unusable sq ftg	\$375,000

<b>Break even 13 years and 11 months =</b>	<b>\$5,714,690</b>
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STATE OF UTAH  
OFFICE OF THE ATTORNEY GENERAL



SEAN D. REYES  
ATTORNEY GENERAL

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Spencer E. Austin  
Chief Criminal Deputy

Daniel Burton  
General Counsel

Ric Cantrell  
Chief of Staff

Melissa A. Holyoak  
Solicitor General

Brian L. Tarbet  
Chief Civil Deputy

November 1, 2021

Commissioner David R. Woolstenhulme  
Utah Board of Higher Education  
The Gateway  
60 South 400 West  
Salt Lake City, UT 84101-1284

RE: Proposed Ground Lease between Salt Lake Community College and Boyer Meadowbrook, L.C.

Dear Commissioner Woolstenhulme:

It is my understanding that Salt Lake Community College will be asking the Utah Board of Higher Education ("Board") to update its approval of the above referenced non-traditional transaction under the Board's Policy R712-5. As part of its presentation to the Board, the College has asked me to provide my approval of the proposed Ground Lease. Although I am not willing to do that because I understand that the transaction has not yet been approved by the Board, I can inform the Board by this letter that I have reviewed the latest draft that I have of the Ground Lease, and that, if Sections 2 and 5.1.2. of that draft are consistent with the Board's approval, I will give approval to its form and legal authority as required by said rule. Copies of Sections 2 and 5.1.2. of that draft are attached hereto for your reference.

Please let me know if you have a question.

Very truly yours,

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KEVIN V. OLSEN  
Assistant Attorney General

cc: Jeffrey West

otherwise agreed to by Landlord, be separated into more than two (2) separate ground leases; and (v) the real property under each separate ground lease will (A) contain at least two (2) acres; (B) have access (directly or through an easement) to and from a public roadway sufficient to develop a commercial building; and (C) have access (directly or through an easement) for connection to water, sewer, electric, gas and communication utilities sufficient to develop a commercial building.

2. Term; Delivery of Possession. The term of this Lease (the “**Term**”) shall be for a period of ninety-nine (99) full consecutive years commencing on the date of this Lease (also referred to herein as the “**Rent Commencement Date**”), and ending on November [ ] 2120. Landlord shall deliver physical possession of the Property to Tenant at the commencement of the Term, free and clear of any tenancy or occupancy by third parties, subject only to the Permitted Encumbrances.

3. Rent and Other Payments.

3.1. Initial Fixed Rent. Commencing on the Rent Commencement Date and on each annual anniversary of the Rent Commencement Date thereafter, or if the Rent Commencement Date is other than the first day of a calendar month, on each annual anniversary of the first day of the calendar month occurring after the Rent Commencement Date, Tenant shall pay Landlord base annual rent in the amount of Three Hundred Seventy-Five Thousand and No/100 Dollars (\$375,000.00) (the “**Fixed Rent**”). In the event the Rent Commencement Date is on a day other than the first day of a calendar month, Tenant shall pay Landlord a prorated portion of Fixed Rent for such partial calendar month along with the full first year’s Fixed Rent on the Rent Commencement Date. The Fixed Rent shall be paid in advance on or before the first day of each year to which it relates. The Fixed Rent shall be delivered to Landlord at the address provided in Section 25, or at such other address as Landlord may specify in writing to Tenant.

3.2. Escalation of Fixed Rent. On each five (5) year anniversary of the Rent Commencement Date, the Fixed Rent, as previously adjusted pursuant to this Section 3.2, shall be increased by ten percent (10%).

3.3. Rent. The term “Rent” means the aggregate of Fixed Rent and any and all amounts payable by Tenant to Landlord under the terms of this Lease, other than Fixed Rent.

3.4. Net Rent. The Fixed Rent is absolutely net to Landlord. Tenant shall pay for all insurance, taxes, utilities, repairs, maintenance and other services and costs relating to the Property and the Improvements. Except as otherwise expressly set forth in this Lease, Landlord shall incur no cost or expense in connection with the Property or the Improvements during the Term.

4. Property Accepted “As-Is”. Tenant accepts the Property “as-is” without warranty or representation of any kind except as expressly set forth in this Lease. Landlord has provided Tenant with reasonable opportunities to conduct any inspections Tenant deemed appropriate to evaluate the Property and to determine the suitability of the Property for Tenant's purposes, including, without limitation, determining whether there are any Hazardous Materials (as defined in Section 10.3 below) on or under the Property, determining whether the Property has sufficient access, and determining whether all needed utilities and services will be available.

5. Use and Improvements.

5.1. Use.

5.1.1. The Property shall be used by the Tenant to construct and operate the Improvements for any lawful uses other than the Prohibited Uses (as defined below), under and in compliance with all Applicable Laws (as defined below).

~~5.2. Construction of Improvements by Tenant. The Future Improvements shall be constructed in accordance with the provisions of all Applicable Laws, and once commenced, shall be expeditiously constructed to completion.~~ 5.1.2 Such lawful uses shall include without limitation activities and operations which serve to provide Salt Lake Community College with the means to provide post-secondary education opportunities to the community or any other uses that benefit the citizens of Salt Lake County that is approved by Landlord, such approval not to be unreasonably withheld, conditioned, or delayed. (it being agreed the uses of the Property for residential, commercial, industrial, and retail uses, other than Prohibited Uses, are approved by Landlord). For purposes of this Section 5.1.2, Landlord agrees that by paying rent and performing its obligations under this Ground Lease, Tenant has complied with the provisions of this Section 5.1.2.

~~5.2. Construction of Improvements by Tenant. The Future Improvements shall be constructed in accordance with the provisions of all Applicable Laws, and once commenced, shall be expeditiously constructed to completion.~~

5.3. Ownership of Improvements. Landlord hereby quit claims the Existing Improvements to Tenant. All Future Improvements constructed on the Property shall be owned by Tenant (or, at Tenant's option as described herein, by subtenants with respect to improvements made by such subtenants, as provided by the terms of their respective leases) until expiration of the Term or sooner termination of this Lease, at which time, subject to the rights of a Leasehold Mortgagee, pursuant to a separate ground lease or sublease authorized pursuant to this Lease, all Improvements by whomever then owned shall become the property of Landlord. Tenant shall have the right to alter or modify all Improvements at any time during the Term so long as such alterations and modifications and the construction thereof comply with Applicable Laws, and once commenced, are expeditiously constructed to completion. The parties covenant for themselves and all persons claiming under them that the Improvements are and shall remain the personal property of Tenant (or subtenants, as the case may be) during the Term.

5.4. No Continuous Operation. Nothing herein shall require Tenant to construct or to continuously operate or occupy the Improvements or the Property; provided, however, that any vacation or under-utilization of the Improvements shall not excuse Tenant's obligations to pay rent as well as to maintain and repair the Improvements, if constructed, as provided in this Lease, or to comply with Applicable Laws.

5.5. Prohibited Uses. Except with Landlord's prior written consent, no portion of the Property will be used for any of the following uses (the "**Prohibited Uses**");



November 18, 2021

## Non-State Funded Legislative Requests for 2022-23

In accordance with Policy R702, *Non-State Funded Projects*, the Board reviews and authorizes institutional requests for non-state funded facility projects that require legislative approval.

The following non-state funded projects are submitted for Board consideration because they require legislative authorization for bonding but are not requesting state appropriations for design, construction, or operation and maintenance (O&M). The amount of bonding and funding source for the debt service and facility O&M are indicated in parentheses:

- University of Utah – Kahlert Village 4<sup>th</sup> Wing (\$47,594,000; housing revenue)
- University of Utah – Impact Health & Prosperity Scope Increase (\$33,000,000; housing)
- University of Utah – West Valley Health and Community Center (\$400,000,000; clinical)
- Utah State University – Maverik Stadium Improvements (\$7,000,000; student building fee)
- Dixie State University – Campus Housing (\$80,000,000; housing)
- Utah Valley University – M26 Parking Garage (\$11,992,000; parking)

In addition, one non-state funded request requires legislative authorization for state-funded operation and maintenance. The institution recognizes that if the legislature approves the project without funding the operation and maintenance, it will be required to fund it internally.

- Utah State University – Nora Eccles Harrison Museum of Art (NEHMA) Art Education & Research Center (\$6,190,000 with \$66,188 O&M)

Further information about the non-state funded projects may be found in the following attachment. Following the institutions' presentations in the November Finance and Facilities meeting for these projects, the full Board will vote to approve these projects for legislative action. Projects requiring bond authorization that the Board approves will be included in the System request to the legislature for authorization in the 2022 General Session. Projects requiring a legislative appropriation for O&M that the Board approves will be added to and included in the Board's legislative budget request.

### Commissioner's Recommendations

The Commissioner recommends the Board review these projects carefully and approve them for legislative action.

### Attachment

### University of Utah – Kahlert Village 4<sup>th</sup> Wing

Revenue Bond	Other Funding	Total Cost Estimate	Gross Sq. Feet	State-Funded O&M	Sources of Bond Repayment	Construction Cost/ SqFt
\$47,594,000	\$0	\$47,594,000	109,727	\$0	Housing Revenues	\$346.44

Kahlert Village was designed in anticipation of several phases, including a 4<sup>th</sup> wing. Infrastructure and core facilities were constructed at a scale to support the addition of a 4<sup>th</sup> wing. The proposed addition to Kahlert Village will aid the University in recruiting and retaining high-quality students coming from Utah, other states, and abroad. It will contribute to the University's academic mission by creating additional space within a high-quality residential environment in close proximity to the academic and auxiliary resources on campus. The residential program assists students in their academic efforts with the intent of helping them reach their goals and graduate. In addition, the academic component creates a link between residential life and teaching by better engaging students in the breadth of opportunities before them.

The additional residential space will provide housing for an estimated 430 residents. The spaces will be rented by the bed. The preliminary program for the residential space supports single, double, and triple occupancy rooms that share a living room/study space for their community. The final program currently includes a combination of cluster communities and suites (single and double rooms connected by an integrated bathroom that connects the rooms). An upper-class student resident advisor would support and engage each community.

### University of Utah – Impact Health & Prosperity Epicenter Building Scope Increase

New Revenue Bond	Prior Approved Project	Total Cost Estimate	Gross Sq. Feet	State-Funded O&M	Sources of Bond Repayment	Construction Cost/ SqFt
\$33,000,000	\$85,700,000	\$118,700,000	272,400	\$0	Housing Revenues	\$357.35

The Impact Health and Prosperity Epicenter project was submitted and approved last year as a 255,000 square foot project costing \$85,700,000. The current request is to add \$33,000,000 of bonding authority to bring the total project budget to \$118,700,000. Changes to the project include a reduction of the Center's square footage by 4,710 gross square feet (GSF) and an increase in the residential room count from 575 to 775, which will result in an increase of 63,305 GSF. The room count increase will address long waitlists for student housing at the University of Utah campus and strengthen the financial pro forma. The project schedule has also been extended, with the opening of the building anticipated in the Fall of 2024 (instead of 2023). While multiple sites were considered for the project when submitted



last year, a final site was selected east of the Lassonde Studios, and preliminary geotechnical surveys have occurred for the proposed site.

The estimated building cost has increased since the project was approved last year. Based on data provided by the project's selected contractor, the total project cost has increased by approximately 29% due to substantial current and anticipated commodity and price escalation as well as the extension of the project schedule. The expected annual escalation from the estimated date to the bid date increased from 3% to 7.25%.

### University of Utah – West Valley Health and Community Center

Revenue Bond	Other Funding	Total Cost Estimate	Gross Sq. Feet	State-Funded O&M	Sources Bond Repayment	Construction Cost/ SqFt
\$400,000,000	\$0	\$400,000,000	606,400	\$0	Hospital Revenues	\$566.11

The University of Utah proposes to construct a 606,000 square foot Health and Community Center in West Valley. The facility will be anchored by health care services that directly address many of the area’s outsized and underserved health care needs, including cardiovascular medicine, women’s health (including labor and delivery), musculoskeletal care, and emergency medicine. The facility will focus on complete programs – complete ancillary services, procedural and surgical care, inpatient units, and unscheduled care options – that allow patients to remain in their home community and minimize travel. These services and programs will provide the West Valley community the same health foundation that the University of Utah Health has extended to many Utah communities: robust ambulatory care, wellness and mental health services, integrated research and education, and home health and digital health capabilities. The facility will incorporate features tailored to needs expressed by the West Valley community, including transportation services, community health advocates, education and employment pathways, and on-site community partnerships. The facility construction and operation will be funded through patient and clinical revenues.

## Utah State University – Nora Eccles Harrison Museum of Art (NEHMA) Art Education & Research Center

Revenue Bond	Other Funding	Total Cost Estimate	Gross Sq. Feet	State-Funded O&M	Sources Financing	Construction Cost/ SqFt
\$0	\$6,190,000	\$6,190,000	9,450	\$66,188	Donor/Institutional	\$495.15

The Nora Eccles Harrison Museum of Art (NEHMA) is proposing an addition to its facility to provide space for academic research and collaboration while also housing a significant private collection of artworks to be donated to the University. Additional storage capacity will be included to address the future growth of the collection. The new facility will provide accessible interpretive space, a multi-purpose classroom, and high-quality compact storage for the artworks.

The project is planned to be an addition to the west side of the Fine Arts Complex, adjacent to the existing museum. Students, scholars, and faculty will access and interact with the artwork on the main level within an open work area/classroom, research library, and visible storage component. The visible storage will allow the collections to be displayed in protective cases on a rotating basis or at the request of researchers. The upper level will consist of a classroom for Arts Education courses, K-12 groups to create art, and community classes. A basement will provide more visible, compacted storage for the new collection and capacity for future growth.

The building will provide specialized resources for faculty and students, serving academic units across the University. USU scholars may use the new facility in a customized way to support curriculum and research projects. This facility has the capacity to add quality to the depth of education for all USU students. Furthermore, it provides a richer experience for K-12 and the community learning about museums.

## Utah State University – Maverik Stadium Improvements

Revenue Bond	Other Funding	Total Cost Estimate	Gross Sq. Feet	State-Funded O&M	Sources Bond Repayment	Construction Cost/ SqFt
\$7,000,000	\$0	\$7,000,000	9,023	\$0	Student Fees	\$900.60

The stadium improvements proposed in this project will address the need to provide additional ADA seating to patrons at several levels within the facility, provide additional restroom stalls to meet accessibility and numbers required by code, update existing restrooms that are in poor condition, and increase the points of sale for concessions to industry standards. The existing shortfall of ADA seating in the student section will be addressed by over-pouring the top 3 rows of selected sections to allow for a wheelchair patron to see over patrons standing in the row directly in front of them. This strategy will increase ADA seating and will distribute them more equitably.

A study determined that current building codes require a minimum of 101 men’s and 199 women’s stalls, while only 71 men's and 66 women’s stalls currently exist in the stadium. This creates a shortfall of 30 men’s and 133 women’s stalls. The project will demolish the existing southeast restroom and replace it with a larger facility that will be pushed substantially further back into the hillside. It will increase the number of fixtures by 25 women's and 27 men's and add two family restrooms. In addition, the restroom building on the upper east concourse will be upgraded.

The stadium currently has 22 points of sale within the stadium, with capacity for an additional 12 vendors to operate from food trucks, for a total of 34. While there is no requirement by code, industry-standard suggests that a facility of this size should have between 75 and 90 points of sale to adequately serve its patrons. The project will provide an expanded area in the SE corner to accommodate additional vendors and an addition to the south-plaza concession stand. These improvements will add 12 points of sale. Future phases will add additional concessions on the south and upper east concourses.

### Dixie State University – Campus View Suites Phase III – New 500 Bed Student Housing Building

Revenue Bond	Other Funding	Total Cost Estimate	Gross Sq. Feet	State-Funded O&M	Sources Bond Repayment	Construction Cost/ SqFt
\$62,500,000	\$0	\$62,500,000	141,063	\$0	Housing Revenues	\$366.69

The third phase of the Campus View Suites project will demolish and replace the existing Nisson Towers dormitory with a new student housing building. Nisson was constructed in 1969, is obsolete, inadequate, and past its useful life. The Nisson Towers dormitory currently operates with 21,278 square feet and 162 beds without space for students to prepare food or have living areas. The building occupies valuable space within the student-housing precinct of campus and will be replaced by higher-occupancy and more modern student housing.

The request is for a 141,063 square foot student housing building to accommodate 500 students. The building will consist of apartment units (6 students per unit), group study, community kitchen, dining, recreation, and exercise spaces. The purpose of the new student housing building is to provide additional beds in a modern student housing facility to support the growing student body at Dixie State University. University-owned and privately-offered student housing are at full occupancy, and new housing will accommodate additional students wishing to attend Dixie State.

### Utah Valley University – M26 Parking Garage

Revenue Bond	Other Funding	Total Cost Estimate	Stalls	State-Funded O&M	Sources Bond Repayment	Cost per Stall
\$11,991,820	\$0	\$11,991,820	450	\$0	Parking Revenues	\$401.89

Utah Valley University is proposing to construct a parking garage in the parking lot of M26 for up to 450 stalls. The availability of parking close to the core of the Orem campus is currently limited. The proposed parking garage will improve parking for the core of the campus, and the structure will shorten walk distances and time. It is anticipated that the garage will be used by faculty, students, staff, and guests of UVU. This garage will serve the new Keller Building and Gateway Building. The garage will serve the center core of the campus and provide extra parking for the Noorda Performing Arts Center and Gunther Building. The garage on the north side of campus is full almost every day of the semester. This new garage will also serve event and guest parking.

November 4, 2021

Mr. David R. Woolstenhulme, Commissioner  
Utah System of Higher Education  
Two Gateway  
60 South 400 West  
Salt Lake City, UT 84101-1284

Subject: Kahlert Village Student Housing, 4<sup>th</sup> Wing

Dear Commissioner Woolstenhulme:

The University of Utah requests approval of a non-state funded capital development project to construct a 4th wing to Kahlert Village Student Housing. The 4th wing that anticipated in the planning of the original Kahlert Village project. The 109,727 square foot addition will consist of five stories and provide an additional 430 beds bringing the total bed count for Kahlert Village to 1,422 beds. Program space will be provided on the ground level while the addition will take advantage of existing dining and support spaces previously constructed in Kahlert Village.

This project will address increasing demand for on-campus student housing. For the Fall 2021 semester, the waitlist of students seeking on-campus housing reached 1,254. This housing is targeted towards freshmen and is needed to help address the substantial growth in freshman enrollment. The Fall 2021 freshman class of 5,361 students is 19.6% higher than the record class of Fall 2020. This will facilitate continued improvement in student success as we have found that students who live on campus during their first year are, on average, 12% more likely to graduate.

The proposed total project budget is \$47,594,000 and will be financed through revenue bonds which will be repaid from housing revenues. Housing revenues will also fund operations and maintenance costs. No state funds will be used for this project nor will they be requested for operations and maintenance costs.

The project was approved by the University's Board of Trustees in their meeting on October 12, 2021. We request that this be presented to the Board of Regents for approval during their meetings on November 18 and 19, 2021.

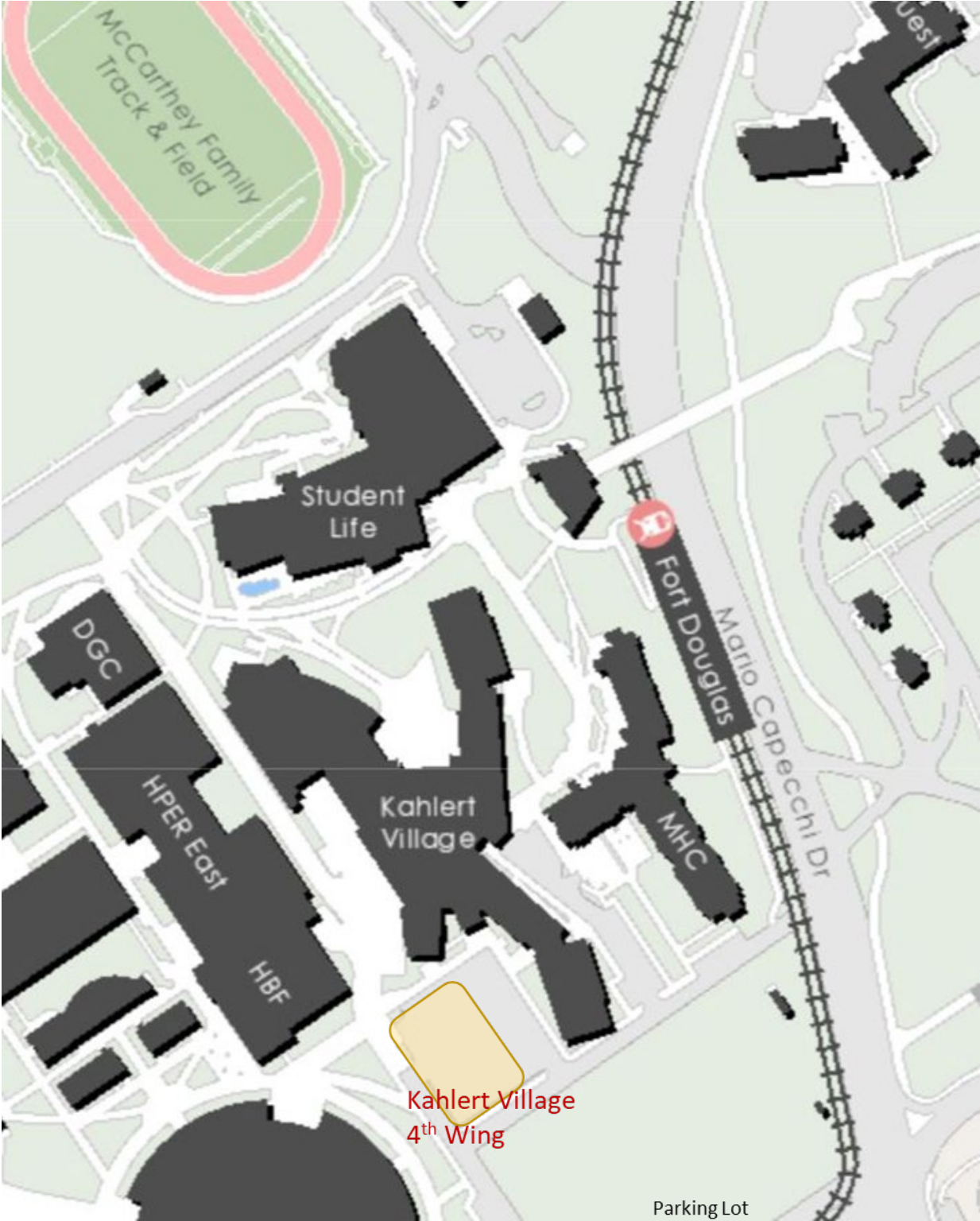
Thanks, as always, for your consideration and support.

Sincerely,



Cathy Anderson  
Chief Financial Officer

**Proposed Site:**



Kahlert Village  
4<sup>th</sup> Wing

Parking Lot  
(under construction)



**University of Utah  
Capital Budget Estimate (CBE)  
Capital Development Projects**

<b>Project Name:</b>		Kahlert Village - 4th Wing	
<b>Agency/Institution:</b>		Housing & Residential Education	
<b>Project Manager:</b>		Chris Hoggan (U of U) and Lori Kaczka (DFCM)	
<b>Cost Summary</b>	<b>\$ Amount</b>	<b>Cost Per SF</b>	<b>Notes</b>
Facility Cost	\$ 37,944,884	\$345.81	
Utility Fee Cost	\$ 68,690	\$0.63	
Additional Construction Cost	\$ -	\$0.00	
Site Cost	\$ -	\$0.00	
High Performance Building	\$ 0	\$0.00	
<b>Total Construction Cost</b>	<b>\$ 38,013,574</b>	<b>\$346.44</b>	
<b>Soft Costs:</b>			
Hazardous Materials	\$ 1,585		
Pre-Design/Planning	\$ 143,504		
Design	\$ 2,246,240		
Furnishings & Equipment	\$ 1,478,516		
Information Technology	\$ 372,991		
Utah Art	\$ 50,000		
Testing & Inspection	\$ 306,016		
Contingency	\$ 1,711,737		
Moving/Occupancy	\$ 5,000		
Builder's Risk Insurance (0.15% of Construction Budget)	\$ 57,020		
User Fees	\$ 747,217		
Legal Services (0.1% of Construction Budget)	\$ 38,014		
DFCM Management	\$ 104,020		
Commissioning	\$ 539,940		
Other Costs	\$ 1,778,500		
<b>Total Soft Costs</b>	<b>\$ 9,580,300</b>	<b>\$87.31</b>	
<b>Total Project Cost</b>	<b>\$ 47,593,874</b>	<b>\$433.75</b>	
<b>Funding Other than State Capital Development:</b>			
	\$ -		
	\$ -		
	\$ -		
	\$ -		
<b>Previous State Capital Development Funding:</b>			
	\$ -		
	\$ -		
	\$ -		
<b>Request for New State Capital Development Funding</b>	<b>\$ 47,593,874</b>		
<b>Project Information</b>			
Gross Square Feet	109,727	Base Cost Date	9/15/21
Net Square Feet	109,727	Estimated Bid Date	6/1/22
Net/Gross Ratio	100%	Est. Completion Date	6/1/23
		Last Modified Date	7/13/21
		Print Date	9/24/21



November 4, 2021

Mr. David R. Woolstenhulme, Commissioner  
Utah System of Higher Education  
Two Gateway  
60 South 400 West  
Salt Lake City, UT 84101-1284

Subject: Impact Health & Prosperity Epicenter Building Scope Increase

Dear Commissioner Woolstenhulme:

The University of Utah requests approval of an expansion of the Impact Health & Prosperity Epicenter non-state funded capital development project that was approved in the 2021 legislative session. This project was previously approved with \$85.7 million of revenue bonding authority and a scope that included 575 new beds of on-campus housing. Due to increasing demand for student housing, approval is sought to increase the project scope by 200 beds to a total of 775 new beds. The project will continue to house the Sorenson Impact Center and the Center for Business, Health and Prosperity. The additional scope will add 17,512 square feet bringing the total project square footage to 272,394.

The Impact Health & Prosperity Epicenter will follow the Live-Learn model that has been very successful with Lassonde Studios in which student entrepreneurs live, create and launch their own companies and initiatives. At this new building, students will use the tools of entrepreneurship to solve problems of the human condition (poverty, poor health, etc.). This will also facilitate continued improvement in student success as we have found that students who live on campus during their first year are, on average, 12% more likely to graduate.

The proposed addition to the project budget is \$33,000,000, bringing the total budget to \$118,700,000. This will be financed through revenue bonds which will be repaid from housing revenues and donations. The same funding source will also fund operations and maintenance costs. No state funds will be used for this project nor will they be requested for operations and maintenance.

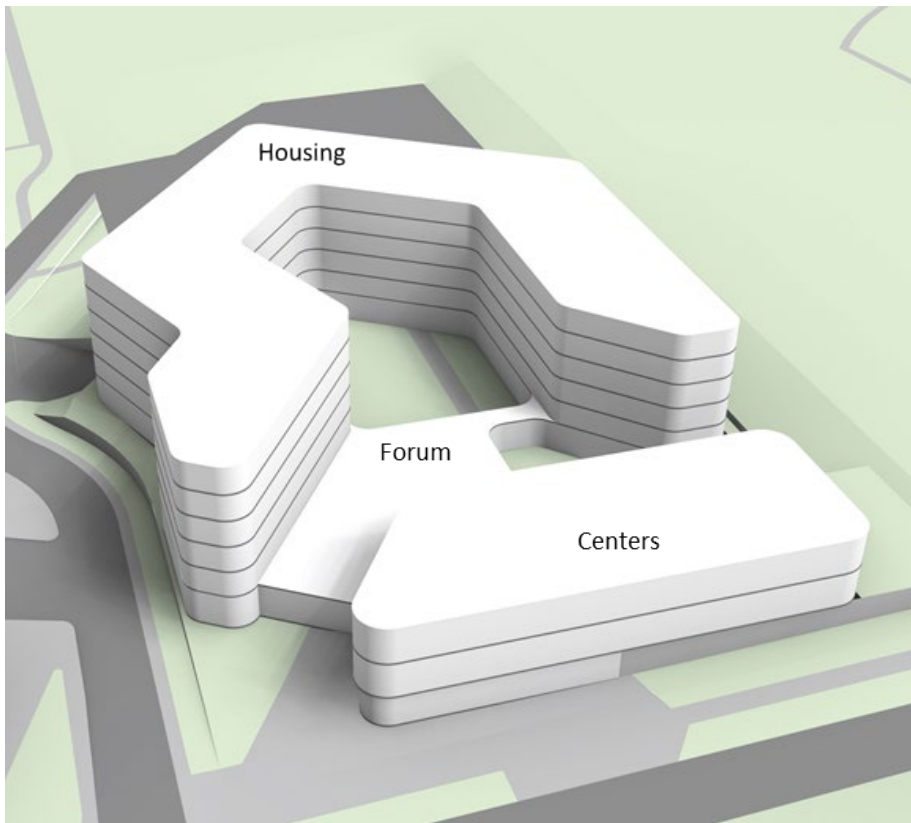
The project will be considered for approval by the University's Board of Trustees in their meeting on November 9, 2021. We request that this be presented to the Board of Regents for approval during their meetings on November 18 and 19, 2021.

Thanks, as always, for your consideration and support.

Sincerely,



Cathy Anderson  
Chief Financial Officer



**University of Utah**  
**Capital Budget Estimate (CBE)**  
**Capital Development Projects**

<b>Project Name:</b>	Impact Health and Prosperity Epicenter (6 Floors, 775 Beds)		
<b>Agency/Institution:</b>	University of Utah		
<b>Project Manager:</b>	Andrea Cavrag (U of U) and Lori Kaczka (DFCM)		
<b>Cost Summary</b>	<b>\$ Amount</b>	<b>Cost Per SF</b>	<b>Notes</b>
Facility Cost	\$ 97,213,096	\$356.88	
Utility Fee Cost	\$ 125,586	\$0.46	
Additional Construction Cost	\$ -	\$0.00	
Site Cost	\$ -	\$0.00	
High Performance Building	\$ 0	\$0.00	
<b>Total Construction Cost</b>	<b>\$ 97,338,682</b>	<b>\$357.35</b>	
<b>Soft Costs:</b>			
Hazardous Materials	\$ -		
Pre-Design/Planning	\$ 925,823		
Design	\$ 5,497,700		
Property Acquisition	\$ 1,566,500		
Furnishings & Equipment	\$ 3,749,500		
Information Technology	\$ 1,387,472		
Utah Art	\$ -		
Testing & Inspection	\$ 973,387		
Contingency	\$ 4,382,124		
Moving/Occupancy	\$ 105,000		
Builder's Risk Insurance (0.15% of Construction Budget)	\$ 146,008		
User Fees	\$ 846,603		
Legal Services (0.1% of Construction Budget)	\$ 97,339		
DFCM Management	\$ 169,339		
Commissioning	\$ 1,041,523		
Other Costs	\$ 473,000		
<b>Total Soft Costs</b>	<b>\$ 21,361,318</b>	<b>\$78.42</b>	
<b>Total Project Cost</b>	<b>\$ 118,700,000</b>	<b>\$435.77</b>	
<b>Funding Other than State Capitol Development:</b>			
FY22 Approved Bonding Authorization	\$ 85,700,000		
FY23 Requested Bonding Authorization	\$ 33,000,000		
	\$ -		
	\$ -		
	\$ 118,700,000		
<b>Previous State Capital Development Funding:</b>			
	\$ -		
	\$ -		
	\$ -		
<b>Request for New State Capital Development Funding</b>	<b>\$ -</b>		
<b>Project Information</b>			
Gross Square Feet	272,394	Base Cost Date	9/7/21
Net Square Feet	272,394	Estimated Bid Date	11/1/22
Net/Gross Ratio	100%	Est. Completion Date	7/1/24
		Last Modified Date	9/27/21
		Print Date	9/27/21

November 4, 2021

Mr. David R. Woolstenhulme, Commissioner  
Utah System of Higher Education  
Two Gateway  
60 South 400 West  
Salt Lake City, UT 84101-1284

Subject: West Valley Health Center

Dear Commissioner Woolstenhulme:

The University of Utah requests approval of a non-state funded capital development project to construct a University of Utah Health Center in West Valley City. It will be located in the area of 3750 South and 5600 West in West Valley City. Phase 1 will include:

- A 159,000 square foot ambulatory building housing 185 exam rooms and full ancillary services
- A 428,000 square foot inpatient hospital with 187 inpatient beds, 22 ED beds, 25 operating & procedure rooms, and full ancillary services.

This expansion will address the ongoing growth of U Health in a location that has elevated rates of serious health conditions while being in need of health care resources. A large portion of the area population identifies U Health as their preferred health care provider. This project will also address community needs for jobs, training and education.

The proposed total project budget is \$400,000,000 and will be financed through revenue bonds which will be repaid from clinical revenues. Clinical revenues will also fund operations and maintenance costs. No state funds will be used for this project nor will they be requested for operations and maintenance.

The project will be considered for approval by the University's Board of Trustees in their meeting on November 9, 2021. We request that this be presented to the Board of Regents for approval during their meetings on November 18 and 19, 2021.

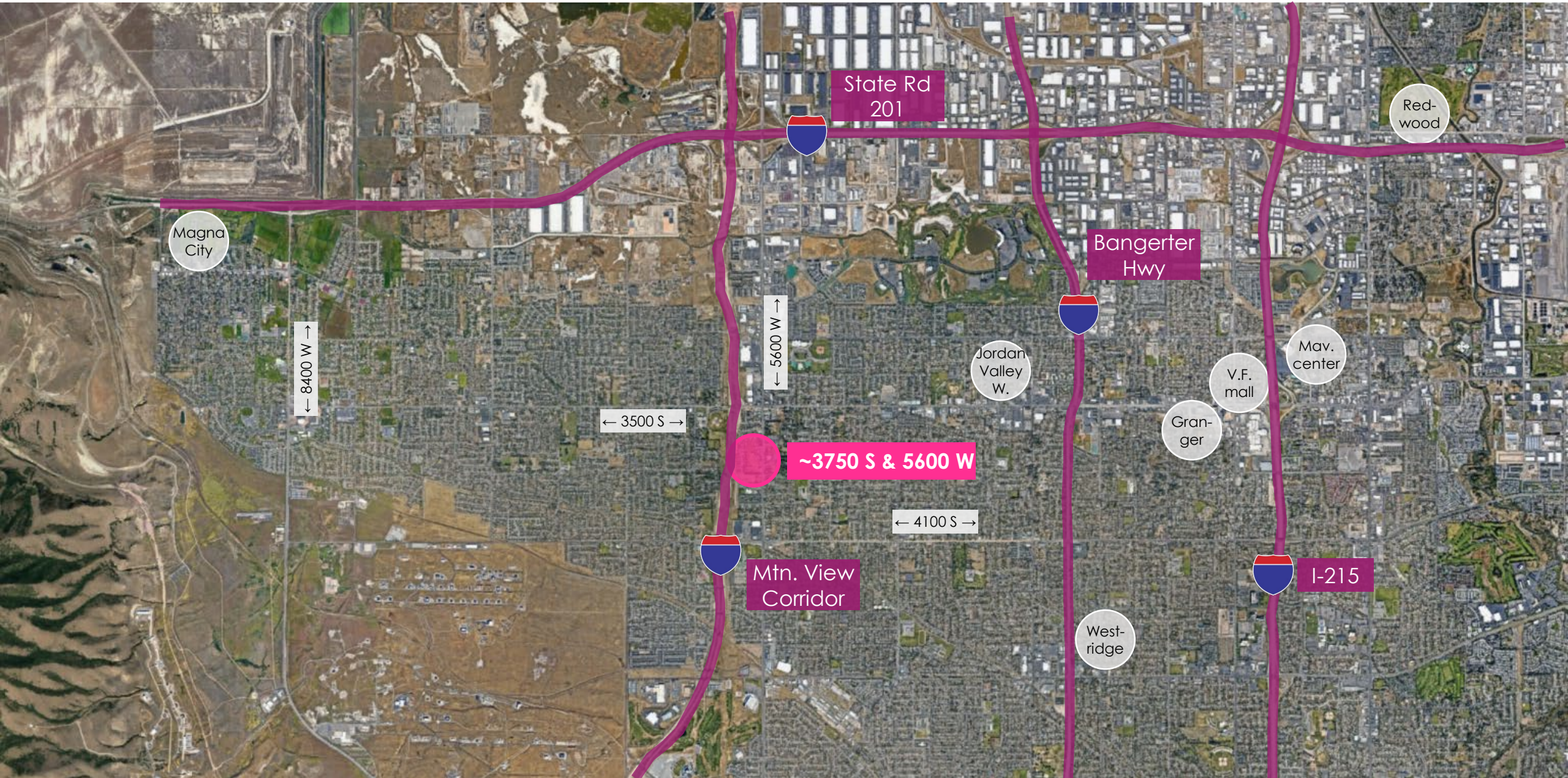
Thanks, as always, for your consideration and support.

Sincerely,



Cathy Anderson  
Chief Financial Officer

# West Valley expansion



## Phase 1 plan



Infrastructure in phase 1 will concentrate toward the south

This includes a 159K ft<sup>2</sup> ambulatory building home to 185 exam rooms and full ancillary services

A 428K ft<sup>2</sup> inpatient hospital will include 187 inpatient beds, 22 ED beds, 25 operating & procedure rooms, and full ancillary services

We are exploring a hybrid building to the north that would combine academic and community services and be financed separately

**University of Utah  
Capital Budget Estimate (CBE)  
Capital Development Projects**

<b>Project Name:</b>	West Valley Health and Community Center Phase 1
<b>Agency/Institution:</b>	University of Utah
<b>Project Manager:</b>	Andrea Cavrag (U of U) and Taylor Maxfield (DFCM)

<b>Cost Summary</b>	<b>\$ Amount</b>	<b>Cost Per SF</b>	<b>Notes</b>
Facility Cost	\$ 328,532,383	\$541.78	Provided seperately by University Health
Utility Fee Cost	\$ 568,384	\$0.94	
Additional Construction Cost	\$ -	\$0.00	
Site Cost	\$ 14,190,190	\$23.40	
LEED	\$ 0	\$0.00	
<b>Total Construction Cost</b>	<b>\$ 343,290,956</b>	<b>\$566.11</b>	
<b>Soft Costs:</b>			
Hazardous Materials	\$ 85,258		
Pre-Design/Planning	\$ 3,755,348		
Design	\$ 22,999,407		
Furnishings & Equipment	\$ -		
Information Technology	\$ 1,762,200		
Utah Art	\$ 200,000		
Testing & Inspection	\$ 3,446,251		
Contingency	\$ 15,674,587		
Moving/Occupancy	\$ 100,000		
Builder's Risk Insurance (0.15% of Construction Budget)	\$ 514,936		
User Fees	\$ 1,127,622		
Legal Services (0.1% of Construction Budget)	\$ 343,291		
DFCM Management	\$ 415,291		
Commissioning	\$ 5,934,854		
Other Costs	\$ 350,000		
<b>Total Soft Costs</b>	<b>\$ 56,709,044</b>	<b>\$93.52</b>	
<b>Total Project Cost</b>	<b>\$ 400,000,000</b>	<b>\$659.63</b>	
<b>Funding Other than State Capital Development:</b>			
	\$ -		
	\$ -		
	\$ -		
	\$ -		
<b>Previous State Capital Development Funding:</b>			
	\$ -		
	\$ -		
	\$ -		
<b>Request for New State Capital Development Funding</b>	<b>\$ 400,000,000</b>		

<b>Project Information</b>			
Gross Square Feet	606,400	Base Cost Date	9/15/21
Net Square Feet	606,400	Estimated Bid Date	6/1/23
Net/Gross Ratio	100%	Est. Completion Date	4/1/26
		Last Modified Date	9/15/21
		Print Date	9/29/21

October 29, 2021

Commissioner Dave Woolstenhulme  
Utah System of Higher Education Board of Regents Building  
The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: Request for Approval of a Non-State Funded Capital Development Project

Dear Commissioner Woolstenhulme:

Utah State University requests approval of the Nora Eccles Harrison Museum of Art (NEHMA) Education and Research Center as a non-state funded capital development project. The estimated budget of the project is \$6.2 million and will be funded by donations and a grant. The lead gift and grant have already been identified. Since this project will support teaching, learning, and research on many levels, Utah State University request funds for operation and maintenance (O&M) and future capital improvement.

The project will construct a 9,450 square foot addition to the west side of the Fine Arts Complex to provide space for academic research and collaboration, while also housing a significant private collection of art works to be donated to the university. Additional storage capacity will be included to address future growth of the collection. The new addition will provide accessible interpretive space, a multi-purpose classroom, and high quality, compact storage for the art works. The addition will provide specialized resources for faculty and students, serving academic units across the University.

Utah State University Board of Trustees approved the non-state funded capital development project on October 15, 2021.

We appreciate your support and request that this item be submitted to the Utah Board of Higher Education during the November 2021 Board meeting.

Sincerely,



David T. Cowley  
Vice President for Business and Finance

C: Rich Amon, Chief Financial Officer  
Malin Francis, Director of Facilities and Planning  
Noelle Cockett, President

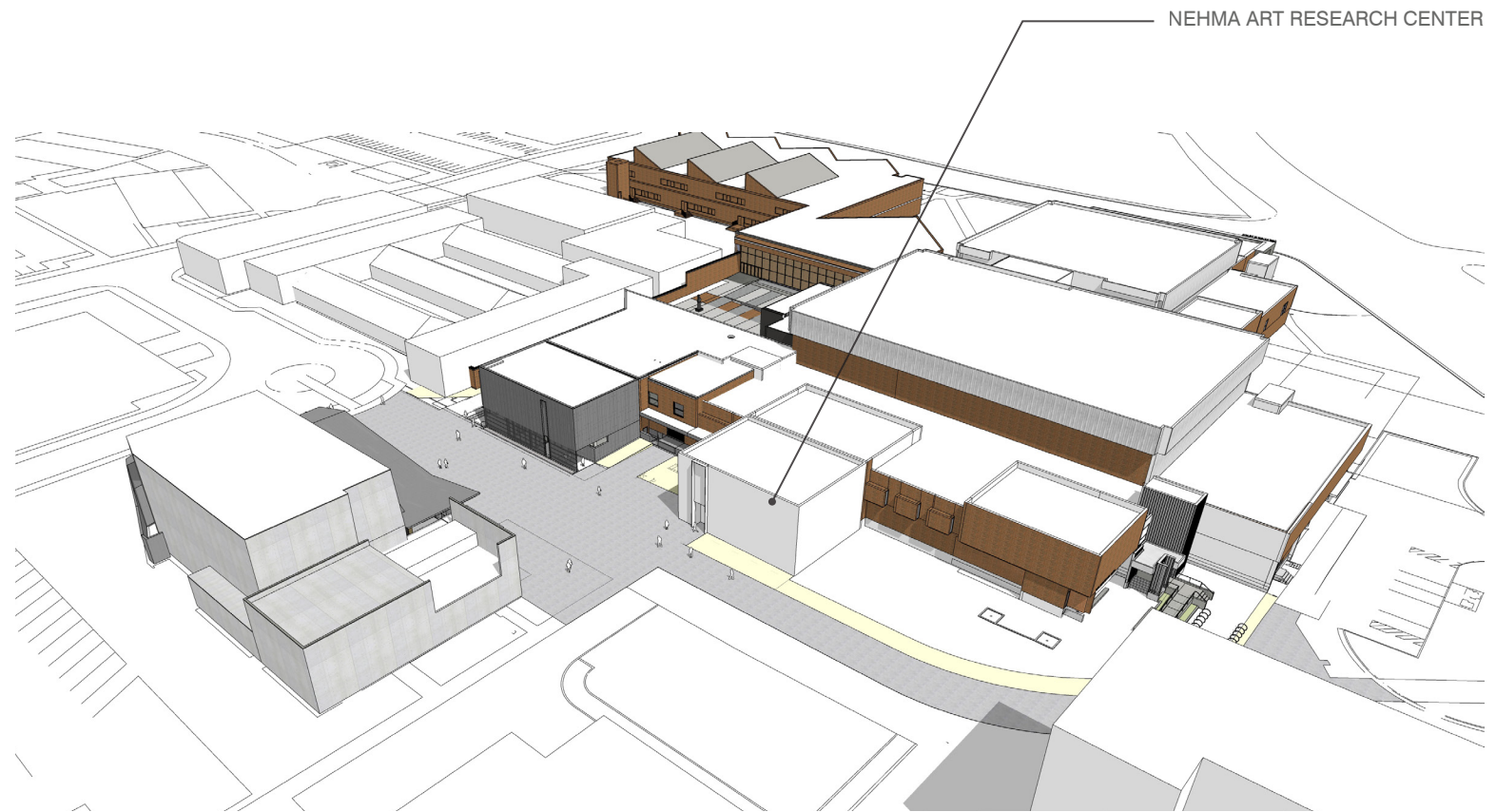


## Capital Development Projects Capital Budget Estimate (CBE)

<b>Project Name:</b>		USU NEHMA Expansion	
<b>Agency/Institution:</b>		Utah State University	
<b>Project Manager:</b>		Lucas Davis	
<b>Delivery Method:</b>		Development - CMGC	
<b>Cost Summary</b>		<b>Cost</b>	
	<b>\$ Amount</b>	<b>Per SF</b>	<b>Notes</b>
Facility Cost	\$ 4,609,984	\$487.83	
Utility Fee Cost	\$ -	\$0.00	
Additional Construction Cost	\$ -	\$0.00	
Site Cost	\$ -	\$0.00	
High Performance Building	\$ 69,150	\$7.32	
<b>Total Construction Cost</b>	<b>\$ 4,679,134</b>	<b>\$495.15</b>	
<b>Soft Costs:</b>			
Hazardous Materials	\$ 4,340		
Pre-Design/Planning	\$ 42,273		
Design	\$ 327,727		
Property Acquisition	\$ -		
Furnishings & Equipment	\$ 557,831		
Information Technology:	\$ 35,438		
Utah Art (1% of Construction Budget)	\$ -		
Testing & Inspection	\$ 42,112		
Contingency 5.35%	\$ 250,334		
Moving/Occupancy	\$ 5,670		
Builder's Risk Insurance (0.15% of Construction Budget)	\$ 7,019		
Legal Services (0.05% of Construction Budget)	\$ 2,340		
DFCM Management	\$ 35,396		
User Fees	\$ 140,374		
High Performance Building Standard (HPBS)	\$ 59,549		
Other Costs	\$ -		
<b>Total Soft Costs</b>	<b>\$ 1,510,401</b>	<b>\$159.83</b>	
<b>TOTAL PROJECT COST</b>		<b>\$ 6,189,535</b>	<b>\$654.98</b>
<b>Previous Funding</b>	\$ -	State and Agency	
<b>Other Funding Sources</b> (Identify in note)	\$ -		
<b>REQUEST FOR STATE FUNDING</b>		<b>\$ 6,189,535</b>	
<b>Project Information</b>			
Gross Square Feet	9,450	Base Cost Date	5-Apr-21
Net Square Feet	-	Estimated Bid Date	1-Feb-23
Net/Gross Ratio	0%	Est. Completion Date	1-Apr-24
		Last Modified Date	0-Jan-00
		Print Date	10/27/2021

04

NEHMA ART RESEARCH  
CENTER - MASSING  
STUDIES



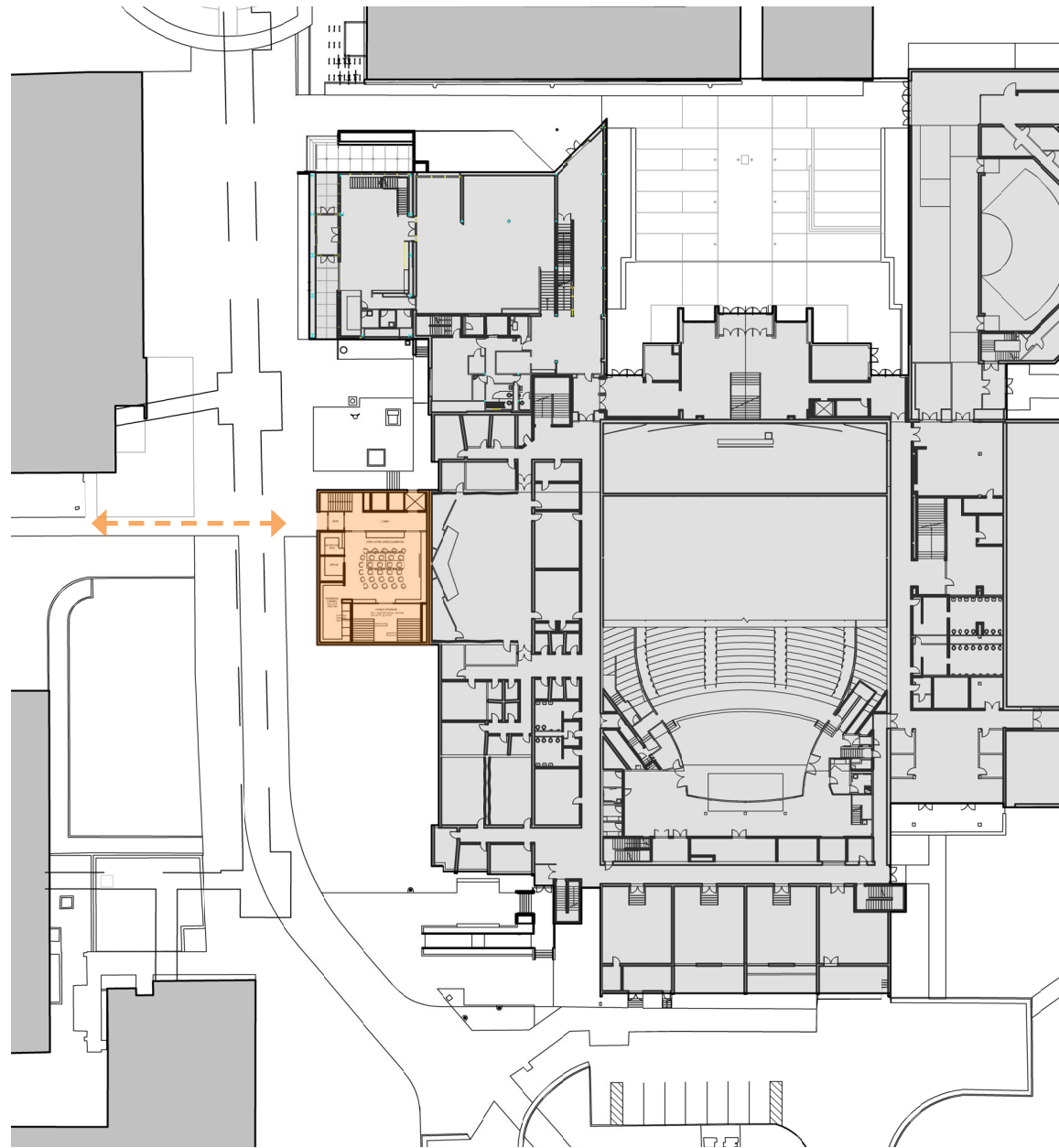
PREFERRED CONCEPT - MASSING STUDY

04

NEHMA ART RESEARCH  
CENTER - MASSING  
STUDIES



PREFERRED CONCEPT - MASSING STUDY



# 04

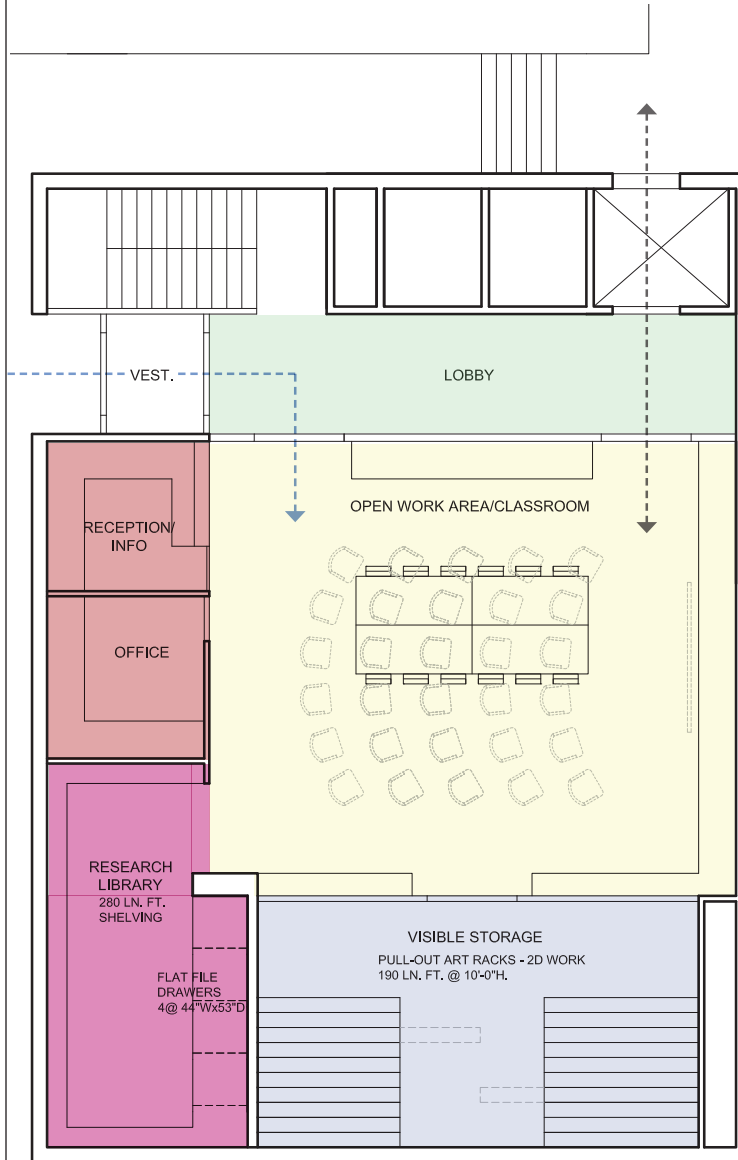
## NEHMA ART RESEARCH CENTER - CONCEPT SITE PLAN

PREFERRED CONCEPT - SITE PLAN

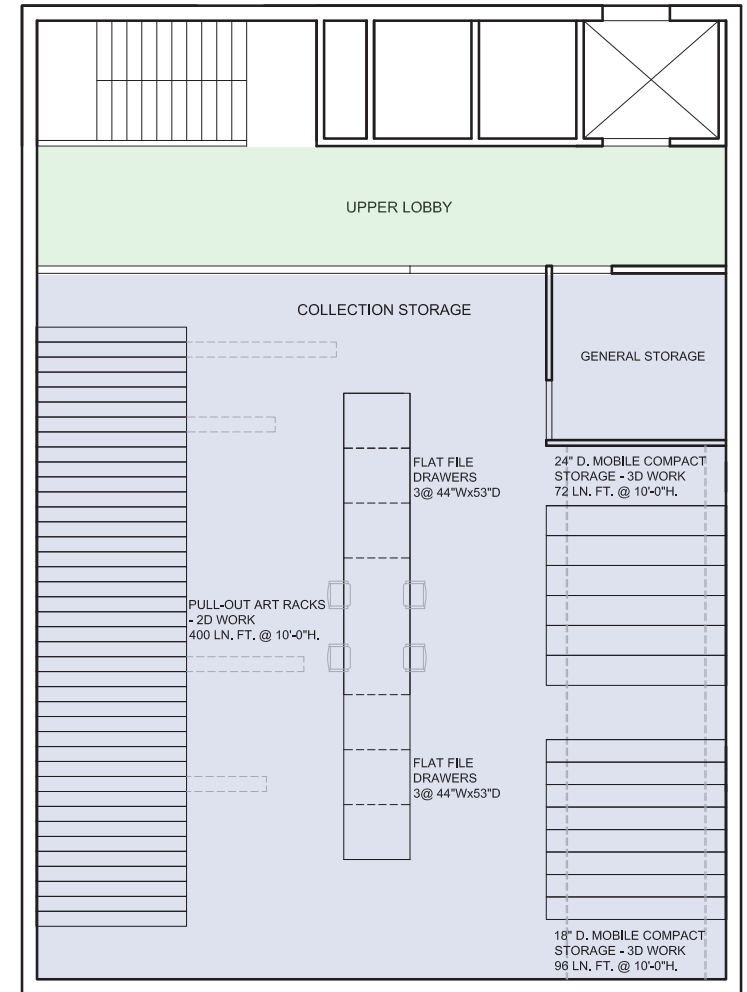
1"=75'



**SQUARE FOOTAGE SUMMARY**  
 FOOTPRINT: 3150SF  
 TOTAL: 6300 SF (2 STORIES)



PREFERRED CONCEPT - MAIN LEVEL DIAGRAM



PREFERRED CONCEPT - UPPER LEVEL DIAGRAM

04

NEHMA ART RESEARCH CENTER - TEST FIT FLOOR PLANS

October 29, 2021

Commissioner Dave Woolstenhulme  
Utah System of Higher Education Board of Regents Building  
The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: Request for Approval of a Non-State Funded Capital Development Project

Dear Commissioner Woolstenhulme:

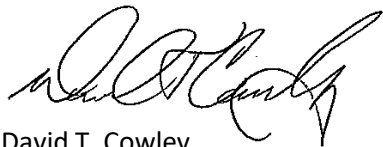
Utah State University requests approval of the Enhancements to Maverik Stadium as a non-state funded capital development project. The estimated budget of the project is \$7.0 million and will be funded by revenue bonds to be repaid with existing student building fee revenues. Additional operation and maintenance (O&M) funds will not be requested.

Based on a feasibility study conducted in 2019, there is a need to improve access and services on the east, student side, of the Maverik Stadium; address ADA seating at multiple levels within the facility; renovate or replace the concourse level and upper eastside restroom facilities; address the circulation bottleneck around the concourse level restroom building; and extend the south concourse concessions building to add four additional service windows.

Utah State University Board of Trustees approved the non-state funded capital development project on October 15, 2021.

We appreciate your support and request that this item be submitted to the Utah Board of Higher Education during the November 2021 Board meeting.

Sincerely,



David T. Cowley  
Vice President for Business and Finance

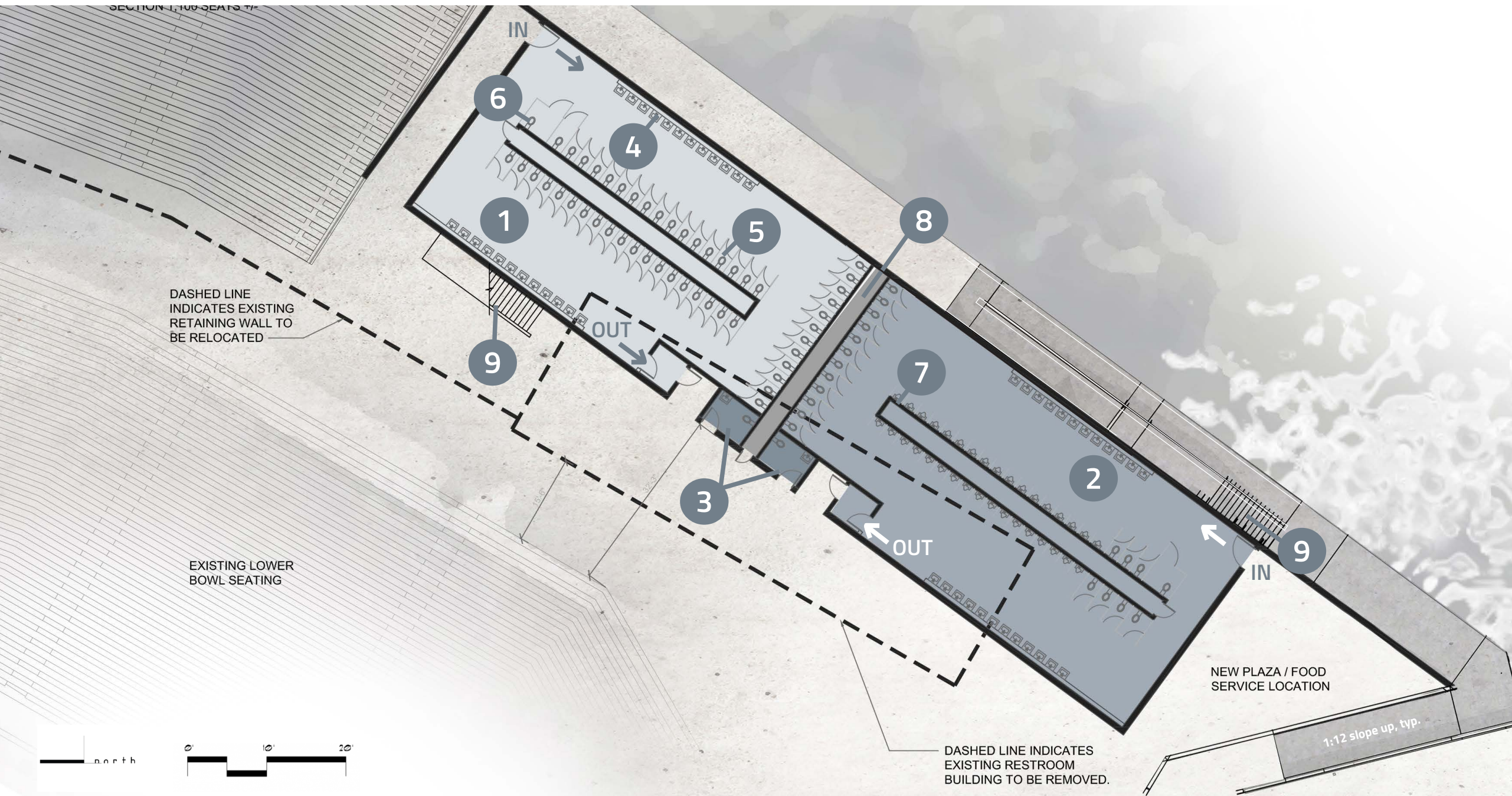
C: Rich Amon, Chief Financial Officer  
Malin Francis, Director of Facilities and Planning  
Noelle Cockett, President

## Capital Development Projects

### Capital Budget Estimate (CBE)

<b>Project Name:</b>		<b>USU Stadium Improvements</b>	
<b>Agency/Institution:</b>		<b>Utah State University</b>	
<b>Project Manager:</b>		<b>Lucas Davis</b>	
<b>Delivery Method:</b>		<b>Development - CMGC</b>	
<b>Cost Summary</b>		<b>\$ Amount</b>	<b>Cost Per SF</b>
			<b>Notes</b>
Facility Cost	\$ 5,913,810	\$887.29	
Utility Fee Cost	\$ -	\$0.00	
Additional Construction Cost	\$ -	\$0.00	
Site Cost	\$ -	\$0.00	
High Performance Building	\$ 88,707	\$13.31	
<b>Total Construction Cost</b>	<b>\$ 6,002,517</b>	<b>\$900.60</b>	
<b>Soft Costs:</b>			
Hazardous Materials	\$ -		
Pre-Design/Planning	\$ 69,023		
Design	\$ 368,555		
Property Acquisition	\$ -		
Furnishings & Equipment	\$ -		
Information Technology:	\$ 24,994		
Utah Art (1% of Construction Budget)	\$ 60,025		
Testing & Inspection	\$ 60,025		
Contingency 4.50%	\$ 270,113		
Moving/Occupancy	\$ -		
Builder's Risk Insurance (0.15% of Construction Budget)	\$ 9,004		
Legal Services (0.05% of Construction Budget)	\$ 3,001		
DFCM Management	\$ 53,422		
User Fees	\$ 69,116		
High Performance Building Standard (HPBS)	\$ -		
Other Costs	\$ 10,204		
<b>Total Soft Costs</b>	<b>\$ 997,482</b>	<b>\$149.66</b>	
<b>TOTAL PROJECT COST</b>	<b>\$ 7,000,000</b>	<b>\$1,050.26</b>	
<b>Previous Funding</b>	\$ -		State and Agency
<b>Other Funding Sources</b> (Identify in note)	\$ -		
<b>REQUEST FOR STATE FUNDING</b>	<b>\$ 7,000,000</b>		
<b>Project Information</b>			
Gross Square Feet	6,665	Base Cost Date	19-Apr-21
Net Square Feet	-	Estimated Bid Date	15-Jan-23
Net/Gross Ratio	0%	Est. Completion Date	1-Sep-23
		Last Modified Date	14, Aug-19
		Print Date	10/27/2021

# RESTROOM FACILITY FLOOR PLAN



**RESTROOM FACILITY**

- Approximately 6,662 square feet

**WOMEN'S RESTROOM**

- 49 Stalls (Increase of 25)
- 24 Lavatories (Increase of 14)
- 1 ADA Toilet Stall
- 1 Ambulatory Stall

**FAMILY RESTROOMS**

- 2 Total
- Fully Accessible

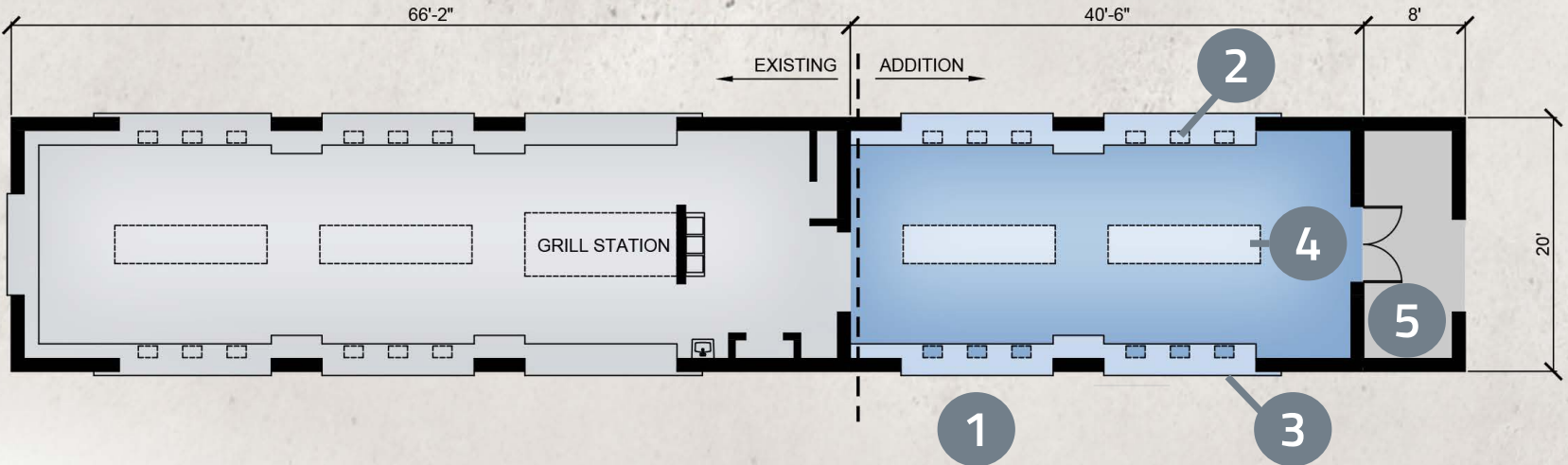
**MEN'S RESTROOMS**

- 20 Stalls (Increase of 10)
- 34 Urinals (Increase of 17)
- 24 Lavatories (Increase of 17)
- 1 ADA Toilet Stall
- 1 Ambulatory Stall

- LEGEND**
- 1 Women's Restroom
  - 2 Men's Restroom
  - 3 Family Restrooms
  - 4 Lavatory
  - 5 Toilet Stall
  - 6 ADA Toilet Stall
  - 7 Urinal
  - 8 Mechanical Chase
  - 9 Stair (VIP Seating Access/Egress)
  - 10 New ADA Ramp to VIP Seating



# CONCESSION ADDITION FLOOR PLAN



**CONCESSION ADDITION FLOOR PLAN**

- Approximately 970 square feet

**PROJECT SCOPE**

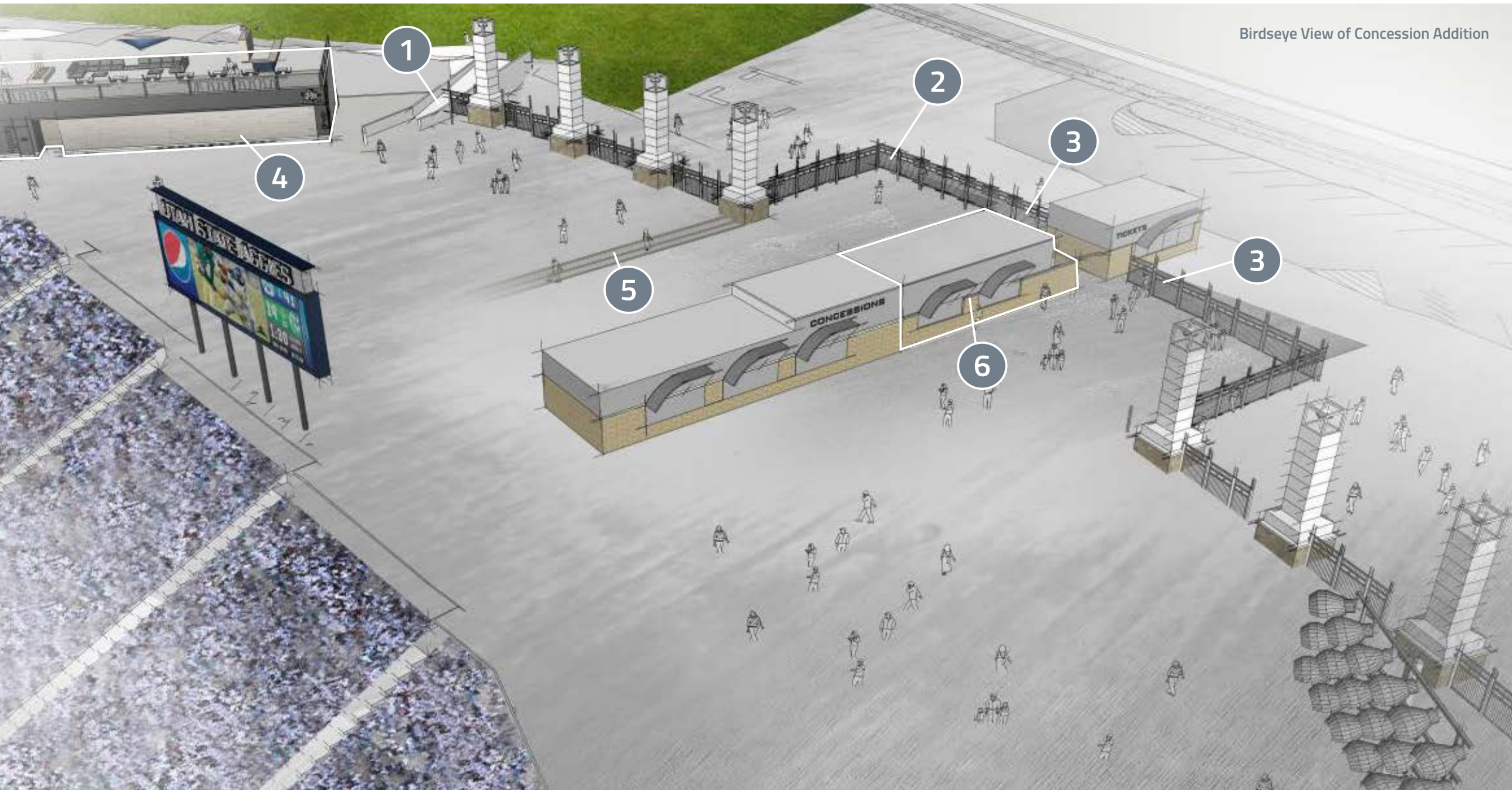
- 12 Additional Points of Sale
- Relocate Ice and Trash Enclosure
- Expand for Trash Collection
- Additional Storage

**LEGEND**

- 1 Roll-up Window
- 2 Cash Register
- 3 Countertop
- 4 Island
- 5 Trash Enclosure



# CONCESSION CONCEPTUAL RENDERING



Birdseye View of Concession Addition

## LEGEND

- 1 New ADA Ramp & Stair Access to VIP Seating + East Parking Lot
- 2 Modified Gate At South Entry (fence bump out)
- 3 Gated Entries (at both sides of ticket booth)
- 4 New Restrooms with VIP Seating Above
- 5 Add 3 New Steps (re-grade plaza to match existing slope)
- 6 New Concession Addition (match to existing)

Paul C. Morris  
Vice President for Administrative Affairs  
435-652-7504  
morris@dixie.edu

October 20, 2021  
Commissioner David R. Woolstenhulme  
Utah Board of Higher Education  
60 South 400 West  
Salt Lake City, Utah 84101

Dear Commissioner Woolstenhulme:

**Purpose**

Dixie State University (DSU) is requesting Utah Board of Higher Education approval for the construction of Campus View Suites Phase III (CVSIII). This modern 500-bed student housing facility will replace the 50-year-old, 160-bed Nisson Towers.

**Background**

The new CVSIII student housing building is needed to accommodate continued student enrollment growth. Currently, even with the opening of the 534-bed Campus View Suites Phase II in Fall 2021, and the 352-bed Campus View Suites in the Fall of 2016, all on-campus and privately owned off-campus student housing complexes remain full. For the University to continue to grow at the current pace, additional student housing must be built. CVSIII will be located on the current site of Nisson Towers and on a portion of the parking lot directly east of Nisson Towers. Initial planning for CVSIII includes the following amenities and characteristics:

Self-Funded Building Request

- \$62,500,000 approximate building cost (Revenue Bond Repaid with Student Rents)
- \$300,000 staffing, operations, and maintenance (Paid by Student Rents)

Building Features

- 140,000+ square feet
- 500 beds
- Private, semi private, and shared rooms
- Balcony on each suite
- Common area with a full-kitchen on each floor
- Study space, exercise facility, bike storage, game rooms

The approval process for new self-funded buildings requires approval by the DSU Board of Trustees, State Board of Higher Education, State Building Board, and finally approval by the Utah State Legislature with authorization for the campus to bond for construction costs. Once approved, DSU will name an architect firm and a contractor to design and construct the building project. The earliest this building could be ready for student occupancy is Fall Semester 2025.

The following attachment provides a visual representation of the site plan for the project. The actual project may vary significantly from this image as the building is formally programmed and designed.

- Attachment 1: Rendering of the site plan for CVSIII

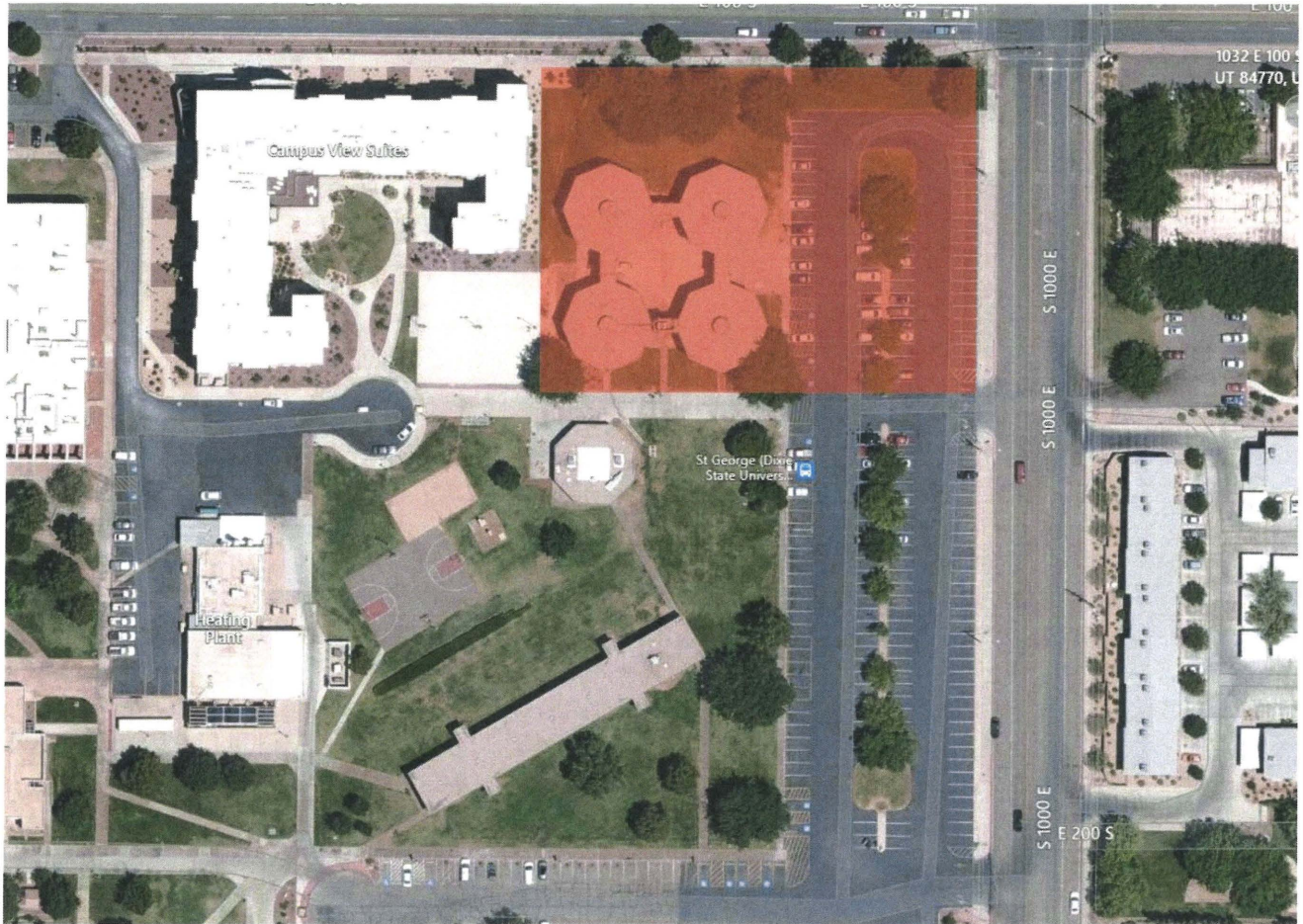
Sincerely,



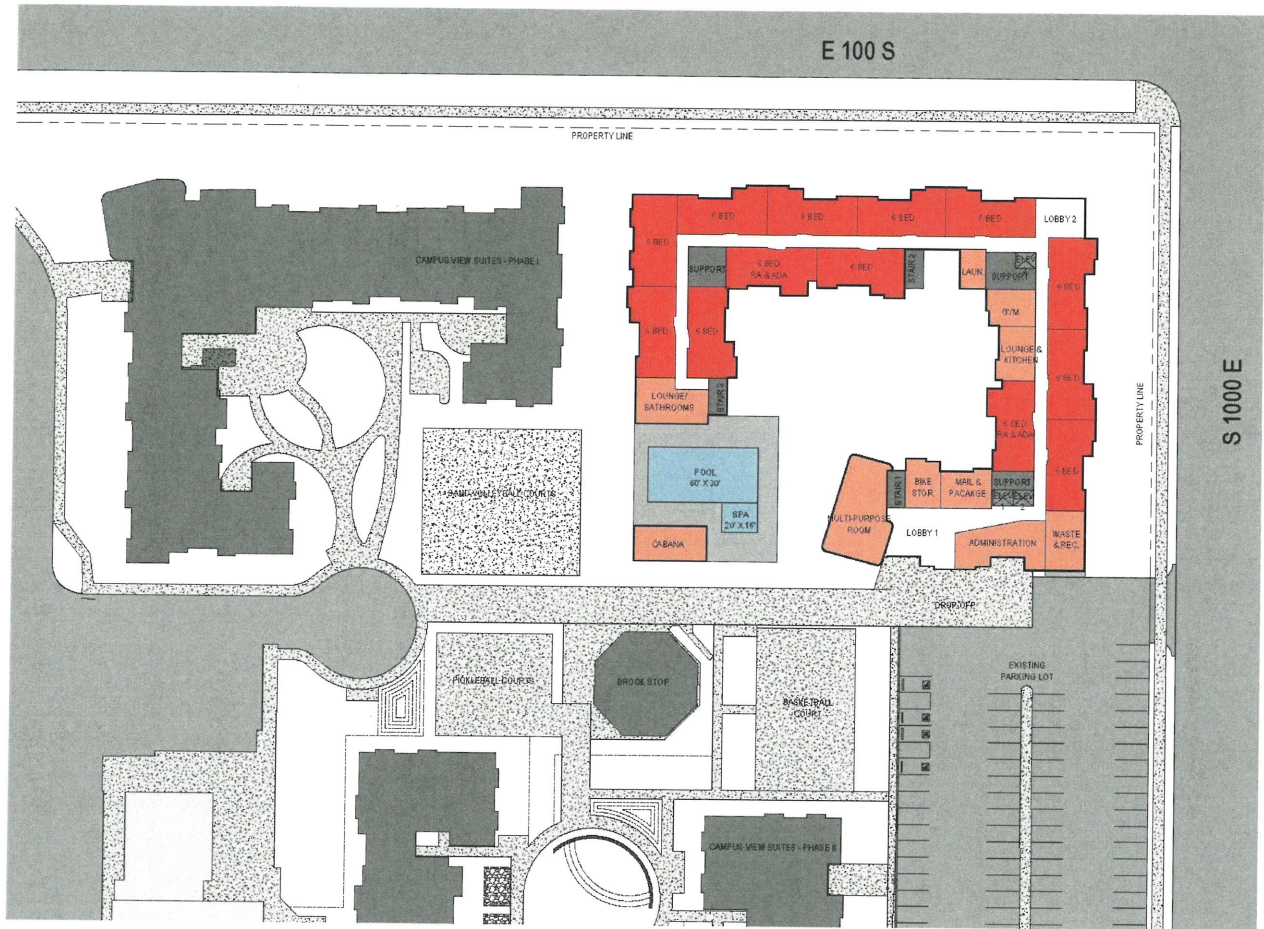
Paul C. Morris

cc: Richard Williams, Sherry Ruesch

Attachment 1



Attachment 1 (Continued)



**Capital Development Projects**  
**Capital Budget Estimate (CBE)**

<b>Project Name:</b>		<b>Campus View Suites PH III</b>	
<b>Agency/Institution:</b>		<b>Dixie State University</b>	
<b>Project Manager:</b>		<b>Clint Bunnell</b>	
<b>Delivery Method:</b>		<b>Development - Design Bid Build</b>	
		<b>Cost</b>	
<b>Cost Summary</b>		<b>\$ Amount</b>	<b>Per SF</b>
			<b>Notes</b>
Facility Cost		\$ 49,835,123	\$353.28
Utility Fee Cost		\$ 790,932	\$5.61
Additional Construction Cost		\$ -	\$0.00
Site Cost		\$ 336,589	\$2.39
High Performance Building		\$ 764,440	\$5.42
<b>Total Construction Cost</b>		<b>\$ 51,727,083</b>	<b>\$366.69</b>
<b>Soft Costs:</b>			
Hazardous Materials		\$ 135,000	
Pre-Design/Planning		\$ 81,727	
Design		\$ 3,084,990	
Property Acquisition		\$ -	
Furnishings & Equipment		\$ 2,666,091	
Information Technology:		\$ 846,378	
Utah Art (1% of Construction Budget)		\$ -	
Testing & Inspection		\$ 465,544	
Contingency	4.50%	\$ 2,327,719	
Moving/Occupancy		\$ 46,554	
Builder's Risk Insurance (0.15% of Construction Budget)		\$ 77,591	
Legal Services (0.05% of Construction Budget)		\$ 25,864	
DFCM Management		\$ 139,271	
User Fees		\$ -	
High Performance Building Standard (HPBS)		\$ 620,725	
Other Costs		\$ 255,015	
<b>Total Soft Costs</b>		<b>\$ 10,772,467</b>	<b>\$76.37</b>
<b>TOTAL PROJECT COST</b>		<b>\$ 62,499,550</b>	<b>\$443.06</b>
<b>Previous Funding</b>		\$ -	State and Agency
<b>Other Funding Sources</b> (Identify in note)		\$ -	
<b>REQUEST FOR STATE FUNDING</b>		<b>\$ 62,499,550</b>	
<b>Project Information</b>			
Gross Square Feet	141,063	Base Cost Date	24-Sep-21
Net Square Feet	112,850	Estimated Bid Date	31-May-22
Net/Gross Ratio	80%	Est. Completion Date	1-Dec-23
		Last Modified Date	14, Aug-19
		Print Date	10/20/2021



UTAH VALLEY UNIVERSITY

VICE PRESIDENT OF ADMINISTRATION & STRATEGIC RELATIONS

October 29, 2021

David Woolstenhulme  
Commissioner  
60 South 400 West  
Salt Lake City, UT 84101

Dear Commissioner Woolstenhulme,

Utah Valley University is requesting approval to construct a non-state funded parking garage. The structure will contain up to 450 stalls. The garage will serve the needs of our Business School and the center core of campus. The structure will be in our current M26 parking lot.

We plan to bond for this structure, using revenue from parking permits, citations, and daily parking payments. Your approval will allow us to begin programming and design. The project was unanimously approved by the Utah Valley University Board of Trustees on October 28, 2021.

Please feel free to contact me if you have any questions or concerns about this project.

Best regards,

A handwritten signature in black ink, appearing to read 'Val Peterson', with a long horizontal line extending to the right.

Val Peterson  
Vice President  
Administration and Strategic Relations  
Utah Valley University

## Capital Development Projects

### Capital Budget Estimate (CBE)

<b>Project Name:</b>		<b>Parking Garage</b>	
<b>Agency/Institution:</b>		<b>UVU</b>	
<b>Project Manager:</b>		<b>Clint Bunnell</b>	
<b>Delivery Method:</b>		<b>Development - Design Bid Build</b>	
<b>Cost Summary</b>		<b>Cost</b>	
	<b>\$ Amount</b>	<b>Per SF</b>	<b>Notes</b>
Facility Cost	\$ 10,116,090	\$55.78	
Utility Fee Cost	\$ -	\$0.00	
Additional Construction Cost	\$ -	\$0.00	
Site Cost	\$ -	\$0.00	
High Performance Building	\$ -	\$0.00	
<b>Total Construction Cost</b>	<b>\$ 10,116,090</b>	<b>\$55.78</b>	
<b>Soft Costs:</b>			
Hazardous Materials	\$ -		
Pre-Design/Planning	\$ 131,045		
Design	\$ 841,186		
Property Acquisition	\$ -		
Furnishings & Equipment	\$ -		
Information Technology:	\$ 181,350		
Utah Art (1% of Construction Budget)	\$ -		
Testing & Inspection	\$ 101,161		
Contingency 4.50%	\$ 455,224		
Moving/Occupancy	\$ -		
Builder's Risk Insurance (0.15% of Construction Budget)	\$ 15,174		
Legal Services (0.05% of Construction Budget)	\$ 5,058		
DFCM Management	\$ 62,580		
User Fees	\$ -		
High Performance Building Standard (HPBS)	\$ 65,755		
Other Costs	\$ 17,197		
<b>Total Soft Costs</b>	<b>\$ 1,875,730</b>	<b>\$10.34</b>	
<b>TOTAL PROJECT COST</b>	<b>\$ 11,991,820</b>	<b>\$66.13</b>	
<b>Previous Funding</b>	\$ -		State and Agency
<b>Other Funding Sources</b> (Identify in note)	\$ -		
<b>REQUEST FOR STATE FUNDING</b>	<b>\$ 11,991,820</b>		
<b>Project Information</b>			
Gross Square Feet	181,350	Base Cost Date	14-Oct-21
Net Square Feet	-	Estimated Bid Date	14-Oct-22
Net/Gross Ratio	0%	Est. Completion Date	14-Oct-23
		Last Modified Date	14, Aug-19
		Print Date	10/13/2021





New Garage



UTAH SYSTEM OF  
HIGHER EDUCATION

# MEMORANDUM

TAB C

November 18, 2021

## **Revision and Renaming of Policy R207, *Institutional Residences for Colleges and Universities***

As part of the ongoing process to review and update Board policies, the Commissioner's Office recommends amendments to Policy R207, *Institutional Residences for Colleges and Universities in the Utah System of Higher Education*, including:

- Changing the policy number and title to R715, *Institutional Residences*
- Updating references, definitions, and policy to reflect changes in statute and to improve readability
- Clarifying the policy of the Board is to provide a housing allowance for presidents of degree-granting institutions and that when appropriate, the Board may designate an official residence
- Clarifying the process for designating an official institutional residence
- Defining criteria and processes for the disposal or conversion of a current institutional residence
- Clarifying that the policy does not apply to the Commissioner of Higher Education

A redline and clean version of the amended policy are included in the attachments.

### **Commissioner's Recommendation**

The Commissioner recommends the Board adopt changes to Policy R207 effective immediately and rename and renumber the policy to R715, *Institutional Residences*.

### **Attachments**

## ~~R207~~R715, Institutional Residences ~~for Colleges and Universities in the Utah System of Higher Education~~<sup>1</sup>

~~R715-207-1. Purpose:~~ To govern the designation, acquisition, operation, and disposal of an institutional residence for degree-granting institutions.~~provide for a designated institutional residence for each college and university, on or near the respective campuses, appropriate for the functions of the presidential office and the residential requirements of the presidents. The duties of a president require residence on or near the campus so as to permit personal hosting of activities and events and involvement in administrative problems requiring personal and immediate attention. Provision and maintenance of institutional residences serves the best interests of the institutions, protects the assets of the Utah System of Higher Education, and reflects generally accepted practice throughout American higher education.~~

### ~~R-715-207-2. References~~

~~2.1~~ Utah Code §53B-2-102, Board to Appoint President of Each Institution

~~2.2~~ Board Policy and Procedures-R205, Presidential Appointment, ~~Term of Office, and Compensation,~~ and Benefits

~~R715-207-3. Institutional Residences in the System of Higher Education: Policy~~ The general policy of the Board is to provide a housing allowance for presidents of degree-granting institutions. In certain limited circumstances, the provision and maintenance of institutional residences may serve the best interests of the institution and the System, in which case the board may designate an official institutional residence for a degree-granting institution.

~~R715-43-1. Functions of an Official Institutional Residence:~~ The Board ~~may of Higher Education shall~~ designate an official institutional residence for ~~each college and university~~ degree-granting institution, located on or near the campus, owned and maintained by the institution, and occupied by the President as a condition of employment. Such a residence is considered an institutional resource to be used for the ~~convenience and~~ benefit of the institution. The institutional residence ~~is used by the President as an important extension of the campus in performing the functions of the presidential office. It will may~~ be the President's official residence and shall be used substantially for both administrative and social work-related purposes, ~~both administrative and social. The institutional residence serves as a vital~~

<sup>1</sup> Adopted April 22, 1975; amended June 28, 1979, April 20, 1982, May 15, 1984, and July 17, 1984, replaced February 26, 1988, amended March 25, 1988, August 19, 2005, July 17, 2009, March 29, 2013 and January 24, 2014. Adopted XXX; amended XXX Revised and renamed to R715 November 19, 2021.

center of social activity important to institutional advancement, where receptions for faculty, staff, students, and guests are held, and where influential visitors, lecturers, performers, potential donors, and others may be hosted.

### **R715-53-2: Criteria for Designation of Institutional Residences**

~~53-2.1.~~ The Board of Higher Education, in designating an official institutional residence, shall consider:

~~take into account the~~

5.1.1. Institutional mission

~~type of institution (research university, baccalaureate/masters degree granting institution, or community college),~~

5.1.2. Living standards and cost of housing in the community

5.1.3. Ability to meet the president's needs for campus-related activities

5.1.4. Accessibility to the campus

5.1.5. Suitability for family needs

5.1.6. Estimated cost or market value

~~;~~

5.1.7. Previous designated institutional residences

5.1.8. and Other appropriate factors:

~~53-2.2.~~ The institution, in consultation with the President, the Chair of the institutional Board of Trustees, and the Chair of the Board of Higher Education, shall prepare a report summarizing the facts as to addressing the adequacy and appropriateness of a facility requested to be an institutional residence, with special attention given to the criteria listed in 5.1. the residence on these points shall be prepared by the Commissioner in consultation with the President, the Chair of the institutional Board of Trustees, and the Chair of the Board of Higher Education. The institution shall submit the report shall will be submitted to the Commissioner for review prior to submission submitting it to both the institutional Board of Trustees and the Board of Higher Education for approval. If approved, the Office of the Commissioner will retain report will be filed in the Office of the Commissioner as evidence of official designation for future reference.

**R715-63-3: Initial Construction, Purchase, and Capital Enhancement:** Except as authorized in section ~~63-3.1~~ below, the costs of initial construction, purchase, ~~and~~ capital enhancement, major remodeling, landscaping, and improvements of existing and future institutional residences must have the

prior recommendation of the ~~institutional b~~Boards of ~~t~~Trustees and approval of the Board of Higher Education. Such costs will be financed from sources other than state-appropriated funds unless otherwise specifically authorized by the Board ~~of Higher Education~~.

~~63-3.1~~ The Board ~~members~~ delegates authority to the institutional Boards of Trustees to approve and oversee the capital enhancement of existing institutional residences when the following specific conditions are met:

~~63-3.1.1~~ The total cost of the capital enhancement project does not exceed \$200,000 for the duration of the president's term in office.

~~The project remains subject to other applicable state approval processes.~~

~~63-3.1.2~~ No state-appropriated funds ~~are~~may be used in the capital enhancements.

~~63-3.1.3~~ The Ccapital enhancement ~~of institutional residences should enhance~~ further the purpose of the residence as a campus resource and as a home that satisfies~~well as meet~~ the familial needs of the president.

~~6.23-3.1.4~~ Institutions engaging in capital enhancement of institutional residences using this delegated authority are required to report, at the next regularly scheduled meeting of the Board ~~of Higher Education~~, the amount of the bid accepted and a summary of the work to be performed.

~~R715-73-4~~ **Disposal**Selling of a Current Institutional Residence: ~~Should the Board members~~ If an institution determines that an institutional residence is no longer adequate or suitable to meet the needs of the institution, the institution shall request authorization from the Board to dispose of the residence. ~~appropriate appraisals may be obtained, sufficient advertising and bid time allowed, and the residence sold. Revenue from the sale will be applied as designated and approved by the Board of Higher Education.~~

~~7.1~~ In requesting Board authorization, the institution shall describe why the residence no longer meets institutional needs, indicate the property (if any) that will replace the current institutional residence, commission and submit a property appraisal determining fair market value of the property, and receive approval of the ~~institutional bo~~Board of ~~t~~Trustees.

~~7.2~~ After Board approval, unless otherwise justified, the institution shall sell the property at or above fair market value. Revenue from the sale of the institutional residence shall be applied as designated and approved by the Board.

~~R715-8~~ **-Conversion of a Current Institutional Residence:** If an institution determines that an institutional residence is no longer adequate or suitable to meet the needs of the institution, the institution shall request authorization from the Board to convert the residence to other uses.

[8.1](#). In requesting Board authorization, the institution shall describe why the residence no longer meets institutional needs, indicate the property (if any) that will replace the current institutional residence, and receive approval of the ~~institutional~~ Board of Trustees.

**[R715-93-5](#). Costs of Maintaining Institutional Residences:** Maintenance costs, including utilities, routine care of the residence and grounds, equipment replacement, repairs, and improvements, will be borne by the institution.

[9.1](#). ~~U~~The utility costs covered by this policy include fuel, power, water, sewer, garbage, internet service, cable or satellite television, basic telephone service, and long-distance telephone service for institutional purposes.

[93-5.2](#). Domestic assistance serving institutional purposes may be provided as appropriate, and as set forth and approved in the budget in [R715-103-6](#).

[93-5.3](#). With the approval of the ~~institutional~~ Board of Trustees, furnishings and equipment of a type serving primarily institutionally-related functions of the residence may be provided by the institution and shall remain on the property inventory of the institution.

[93-5.4](#). Fire and liability insurance shall be carried on all institutional residences and property, with the costs being borne by the institutions. Insurance costs on personal belongings shall be paid for by the [occupying](#) presidents.

**[R715-103-6](#). Budget Report to the Board of Higher Education:** On or before September 15 of each year, the ~~p~~President of each institution shall submit to the Office of the Commissioner of Higher Education a report summarizing the current fiscal year budgeted expenditures approved by the ~~institutional~~ Boards of Trustees for the institutional residences. [This report shall](#) detailing budgeted expenditures for maintenance costs, custodial and domestic assistance, and insurance, as provided in [R715-93-5](#). This report [is](#) to be submitted to the Commissioner and to be shared with the Board of Higher Education as an information item [with](#) ~~will also include~~ the previous year's actual expenditures [and](#) ~~long~~ with the [approved](#) budget ~~approved~~ for that year.

**[R715-113-7](#). Exceptions to Policy:** The provisions of this policy shall not apply to the Commissioner of Higher Education. ~~The Board of Higher Education may provide an equitable housing allowance, or make other equitable and appropriate arrangements, to accommodate the residential housing requirements of the Commissioner or institutional Presidents.~~

## R715, Institutional Residences<sup>1</sup>

**R715-1 Purpose:** To govern the designation, acquisition, operation, and disposal of an institutional residence for degree-granting institutions.

### R-715-2 References

**2.1** Utah Code §53B-2-102, Board to Appoint President of Each Institution

**2.2** Board Policy R205, Presidential Appointment, Compensation, and Benefits

**R715-3 Institutional Residences in the System of Higher Education:** The general policy of the Board is to provide a housing allowance for presidents of degree-granting institutions. In certain limited circumstances, the provision and maintenance of institutional residences may serve the best interests of the institution and the System, in which case the board may designate an official institutional residence for a degree-granting institution.

**R715-4 Functions of an Official Institutional Residence:** The Board may designate an official institutional residence for a degree-granting institution, located on or near the campus, owned and maintained by the institution, and occupied by the President as a condition of employment. Such a residence is considered an institutional resource to be used for the benefit of the institution. The institutional residence may be the President's official residence and shall be used substantially for both administrative and social work-related purposes.

### R715-5 Criteria for Designation of Institutional Residences

**5.1** The Board, in designating an official institutional residence, shall consider:

**5.1.1** Institutional mission

**5.1.2** Living standards and cost of housing in the community

**5.1.3** Ability to meet the president's needs for campus-related activities

**5.1.4** Accessibility to the campus

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<sup>1</sup> Adopted April 22, 1975; amended June 28, 1979, April 20, 1982, May 15, 1984, and July 17, 1984, replaced February 26, 1988, amended March 25, 1988, August 19, 2005, July 17, 2009, March 29, 2013 and January 24, 2014. Revised and renamed to R715 November 19, 2021.

**5.1.5** Suitability for family needs

**5.1.6** Estimated cost or market value

**5.1.7** Previous designated institutional residences

**5.1.8** Other appropriate factors

**5.2** The institution, in consultation with the president, the chair of the institutional board of trustees, and the Chair of the Board of Higher Education, shall prepare a report addressing the adequacy and appropriateness of a facility requested to be an institutional residence, with special attention given to the criteria listed in 5.1. The institution shall submit the report to the Commissioner for review prior to submitting it to the board of trustees and the Board of Higher Education for approval. If approved, the Office of the Commissioner will retain report for future reference.

**R715-6 Initial Construction, Purchase, and Capital Enhancement:** Except as authorized in section 6.1 below, the costs of initial construction, purchase, capital enhancement, major remodeling, landscaping, and improvements of existing and future institutional residences must have the prior recommendation of the boards of trustees and approval of the Board of Higher Education. Such costs will be financed from sources other than state-appropriated funds unless otherwise specifically authorized by the Board.

**6.1** The Board delegates authority to the institutional Boards of Trustees to approve and oversee the capital enhancement of existing institutional residences when the following specific conditions are met:

**6.1.1** The total cost of the capital enhancement project does not exceed \$200,000 for the duration of the president's term in office.

**6.1.2** No state-appropriated funds are used in the capital enhancements.

**6.1.3** The capital enhancement furthers the purpose of the residence as a campus resource and as a home that satisfies the familial needs of the president.

**6.2** Institutions engaging in capital enhancement of institutional residences using this delegated authority are required to report, at the next regularly scheduled meeting of the Board, the amount of the bid accepted and a summary of the work to be performed.



**R715-7 Disposal of a Current Institutional Residence:** If an institution determines that an institutional residence is no longer adequate or suitable to meet the needs of the institution, the institution shall request authorization from the Board to dispose of the residence.

**7.1** In requesting Board authorization, the institution shall describe why the residence no longer meets institutional needs, indicate the property (if any) that will replace the current institutional residence, commission and submit a property appraisal determining fair market value of the property, and receive approval of the board of trustees.

**7.2** After Board approval, unless otherwise justified, the institution shall sell the property at or above fair market value. Revenue from the sale of the institutional residence shall be applied as designated and approved by the Board.

**R715-8 Conversion of a Current Institutional Residence:** If an institution determines that an institutional residence is no longer adequate or suitable to meet the needs of the institution, the institution shall request authorization from the Board to convert the residence to other uses.

**8.1** In requesting Board authorization, the institution shall describe why the residence no longer meets institutional needs, indicate the property (if any) that will replace the current institutional residence, and receive approval of the board of trustees.

**R715-9 Costs of Maintaining Institutional Residences:** Maintenance costs, including utilities, routine care of the residence and grounds, equipment replacement, repairs, and improvements, will be borne by the institution.

**9.1** Utility costs covered by this policy include fuel, power, water, sewer, garbage, internet service, cable or satellite television, basic telephone service, and long-distance telephone service for institutional purposes.

**9.2** Domestic assistance serving institutional purposes may be provided as appropriate, and as set forth and approved in the budget in R715-10.

**9.3** With the approval of the board of trustees, furnishings and equipment of a type serving primarily institutionally-related functions of the residence may be provided by the institution and shall remain on the property inventory of the institution.

**9.4** Fire and liability insurance shall be carried on all institutional residences and property, with the costs being borne by the institutions. Insurance costs on personal belongings shall be paid for by the occupying president.

**R715-10 Budget Report to the Board:** On or before September 15 of each year, the president of each institution shall submit to the Office of the Commissioner a report summarizing the current fiscal year budgeted expenditures approved by the boards of trustees for the institutional residences. This report

shall detail budgeted expenditures for maintenance costs, custodial and domestic assistance, and insurance, as provided in R715-9. This report is to be submitted to the Commissioner and to be shared with the Board as an information item with the previous year's actual expenditures and the approved budget for that year.

**R715-11 Exceptions to Policy:** The provisions of this policy shall not apply to the Commissioner of Higher Education.



UTAH SYSTEM OF  
HIGHER EDUCATION

# MEMORANDUM

TAB D

November 18, 2021

## Revision of Policy R557, *Motor Vehicles*

As part of the ongoing process to review and update Board policies, the Commissioner's Office recommends amendments to Policy R557, *Motor Vehicles*, including:

- Updating references, definitions, and policy to reflect changes in statute and to improve readability
- Adapting the policy to technical colleges by exempting institutions with fewer than ten motor pool vehicles from required professional management and operation as an enterprise service

A redline and clean version of the amended policy are included in the attachments.

### **Commissioner's Recommendation**

The Commissioner recommends the Committee adopt changes to Policy R557 effective immediately and forward to the full Board for approval.

### **Attachments**

## R557, Motor Vehicles<sup>1</sup>

**R557-1. Purpose:** To provide guidelines and oversight for the purchase, maintenance and use of vehicles ~~at the institutions.~~

### R557-2. References

- 2.1. [Utah Code §41-1a-407](#) (Use of “EX” Plates by Political Subdivisions or State)
- 2.2. [Utah Code §63A, Chapter 9](#) (Division of Fleet Operations and Administration of State Vehicles)
- 2.3. [Utah Code §63G-6a](#) (Utah Procurement Code)
- 2.4. [Board Policy R205](#), Presidential Appointment, Term of Office, and Compensation and Benefits
- 2.5. [Board Policy R555](#), Providing Facilities, Goods and Services in Competition with the Private Sector
- 2.6. [Board Policy R556](#), Transportation in Campus Vehicles
- ~~2.7. Board Policy R558, Surplus Property~~
- 2.7~~8~~. [Board Policy R567-3](#), Internal Audit Activities, Definitions

### R557-3. Definitions

- 3.1. **“Motor Pool Fleet”:** The motor pool fleet is comprised of all vehicles owned or leased by the institution ~~and maintained in a pool~~ for daily and monthly use by departments and employees of the institution.
- 3.2. **“Vehicle Fleet”:** The vehicle fleet is comprised of all licensed vehicles owned or leased by the institution, including the motor pool fleet.
- 3.3. **“Service Enterprises”:** Service enterprises are operations within the institution established by the institution to provide services to departments and employees of the institution. Fees are set at a level adequate to support projected operating requirements without generating excess revenues.
- 3.4. **“Commute”:** Commute means travel between ~~an~~ employee’s home and place of work more ~~often~~ than five times per month. Commute includes travel to any work site closer to ~~any~~ employee’s home than the principal place of assignment.

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<sup>1</sup> Adopted [November 3, 1995](#); amended [March 12, 1997](#), [March 18, 2005](#), [March 31, 2017](#), and [November 18, 2021](#)

**3.5. “Employee”:** Employee means any person who is paid by the institution or is acting as an agent of the institution in a volunteer position or as a student.

**3.6. “Incidental Personal Use”:** Use of a vehicle to obtain meals and lodging in connection with an authorized business trip.

## R557-4. Policy

**4.1. Ownership and Control of Vehicle Fleets:** Each institution shall monitor and control its vehicle fleet. ~~The~~An institution with more than ten vehicles in its motor pool shall:

**4.1.1.** employ professional management for its fleet;

**4.1.2.** operate the motor pool fleet as a service enterprise;

**4.1.3.** monitor, analyze, and evaluate the utilization of fleet vehicles ~~and analyze and evaluate to determine the~~ optimal fleet size ~~of the fleet~~;

**4.1.4.** ~~before any new or replacement vehicle is purchased,~~ review ~~both~~ the overall need for any potential the vehicle purchase pursuant to 4.1.3 and conduct a cost-benefit analysis ~~of entering into a for~~ long-term lease versus vehicle purchase;

**4.1.5.** comply with Utah Code §63G-6a, Utah Code Annotated (State Procurement Code) in the purchase of all vehicles; and

**4.1.6.** evaluate the need for and cost of departmentally ~~owned~~ vehicles versus vehicles included in the motor pool fleet, ~~and~~

~~— 4.1.7. dispose of vehicles in accordance with R558, Surplus Property.~~

**4.2. Marking of Vehicles and “EX” Plates:** In accordance with Utah Code §63A-9-601, all vehicles in the fleet shall display an identification ~~be marked~~ and have “EX” plates, unless exempted under that section or Utah Code §41-1a-407.

**4.3. Commute Policies:** Commute privileges should be authorized only when re it is ~~determined to be~~ beneficial to the institution. Institutions shall establish commute policies to provide:

**4.3.1.** authorization criteria for the use of vehicles for commuting;

**4.3.2.** disciplinary procedures and sanctions for unauthorized commuting; and

**4.3.3.** accounting guidelines for maintaining proper records of the taxable benefit to the employee of commuting in an institutional vehicle.

**4.4. Maintenance and Safe Use of Vehicles:** Institutions shall establish policies governing the maintenance and safe use of the vehicle fleet ~~by departments and employees~~. These policies shall provide:

**4.4.1.** for compliance with guidelines established by the Office of Risk Management in connection with providing vehicle insurance to the institution; and

**4.4.2.** for employee reporting of vehicles involved in accidents and traffic violations and; for compliance with seat belt laws, alcohol and drug regulations and other traffic laws.

**4.5. Use of Vehicles:** Fleet vehicles shall only be used for official institutional business purposes, except when:

- 4.5.1. personal use has been authorized for the President in compliance with Board policy;
- 4.5.2. commute privileges have been authorized pursuant to section 4.3; or
- 4.5.3. non-incident personal use has been specifically authorized by the President and reported to the institutional Board of Trustees.

**4.6. Vehicle Fleet Use Restricted by Board Policies:** Institutions shall comply with Board policies relating to vehicles use ~~in such as~~ R555, ~~Providing Facilities, Goods and Services in Competition with Private Enterprise,~~ and R556, ~~Transportation in Campus Vehicles.~~

**4.7. Annual Report:** Institutions shall ~~write and~~ submit an annual vehicle fleet report to the Division of Fleet Operations. The report shall include:

- 4.7.1. the number of vehicles in the vehicle fleet, a description of each vehicle owned or leased; ~~(including the license number, year, make, and model) of the vehicle,~~ and the person and administrative unit ~~within the institution~~ to whom each vehicle is assigned;
- 4.7.2. other information requested by the Division of ~~Administrative Services~~ Fleet Operations in compliance with Utah Code §63A-9-402; and
- 4.7.3. the number and names of employees with authorized commute privileges, ~~with~~ authorized personal use privileges, and who drive unmarked vehicles.

**4.8.7.4. Annual Motor Fleet Pool Report:** The annual motor ~~fleet pool~~ report shall be part of the regular budget process for institutions with more than ten vehicles in its motor pool and shall include:

- ~~4.8.7.4.1.~~ revenues and expenditures;
- ~~4.8.7.4.2.~~ rates and charges for vehicle use;
- ~~4.8.7.4.3.~~ vehicle utilization rates, and
- ~~4.8.7.4.3.~~ other pertinent information about the operations of motor pool fleet.

**4.9.8. Certification and Reporting Requirements:** Institutions shall annually certify the accuracy of the vehicle fleet report and motor pool fleet report and shall submit the certification to the Board of Higher Education Manager of Audit by January 15.

**4.10.9. Oversight by Board of Trustees:** The Board of Trustees of each institution shall review the institution's annual vehicle fleet reports and motor pool fleet reports and periodic internal audits prepared pursuant to Sections 4.7, ~~and~~ 4.8, and 4.9. The Board of Trustees shall monitor how the institution manages and uses vehicle fleets.

## R557, Motor Vehicles<sup>1</sup>

**R557-1. Purpose:** To provide guidelines and oversight for the purchase, maintenance and use of vehicles.

### R557-2. References

- 2.1. [Utah Code §41-1a-407](#) (Use of “EX” Plates by Political Subdivisions or State)
- 2.2. [Utah Code §63A, Chapter 9](#) (Division of Fleet Operations and Administration of State Vehicles)
- 2.3. [Utah Code §63G-6a](#) (Utah Procurement Code)
- 2.4. [Board Policy R205](#), Presidential Appointment, Term of Office, and Compensation and Benefits
- 2.5. [Board Policy R555](#), Providing Facilities, Goods and Services in Competition with the Private Sector
- 2.6. [Board Policy R556](#), Transportation in Campus Vehicles
- 2.7. [Board Policy R567-3](#), Internal Audit Activities, Definitions

### R557-3. Definitions

- 3.1. **“Motor Pool Fleet”:** The motor pool fleet is comprised of all vehicles owned or leased by the institution for daily and monthly use by departments and employees of the institution.
- 3.2. **“Vehicle Fleet”:** The vehicle fleet is comprised of all licensed vehicles owned or leased by the institution, including the motor pool fleet.
- 3.3. **“Service Enterprises”:** Service enterprises are operations within the institution established by the institution to provide services to departments and employees of the institution. Fees are set at a level adequate to support projected operating requirements without generating excess revenues.
- 3.4. **“Commute”:** Commute means travel between an employee’s home and place of work more than five times per month. Commute includes travel to any work site closer to an employee’s home than the principal place of assignment.
- 3.5. **“Employee”:** Employee means any person who is paid by the institution or is acting as an agent of the institution in a volunteer position or as a student.

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<sup>1</sup> Adopted November 3, 1995; amended March 12, 1997, March 18, 2005, March 31, 2017, and November 19, 2021

**3.6. “Incidental Personal Use”:** Use of a vehicle to obtain meals and lodging in connection with an authorized business trip.

## **R557-4. Policy**

**4.1. Ownership and Control of Vehicle Fleets:** Each institution shall monitor and control its vehicle fleet. An institution with more than ten vehicles in its motor pool shall:

- 4.1.1.** employ professional management for its fleet;
- 4.1.2.** operate the motor pool fleet as a service enterprise;
- 4.1.3.** monitor, analyze, and evaluate the utilization of fleet vehicles to determine optimal fleet size;
- 4.1.4.** review the overall need for any potential vehicle purchase pursuant to 4.1.3 and conduct a cost-benefit analysis for long-term lease versus vehicle purchase;
- 4.1.5.** comply with Utah Code §63G-6ain the purchase of all vehicles; and
- 4.1.6.** evaluate the need for and cost of departmentally-owned vehicles versus vehicles included in the motor pool fleet.

**4.2. Marking of Vehicles and “EX” Plates:** In accordance with Utah Code §63A-9-601, all vehicles in the fleet shall display an identification mark and have “EX” plates, unless exempted under that section or Utah Code §41-1a-407.

**4.3. Commute Policies:** Commute privileges should be authorized only when beneficial to the institution. Institutions shall establish commute policies to provide:

- 4.3.1.** authorization criteria for the use of vehicles for commuting;
- 4.3.2.** disciplinary procedures and sanctions for unauthorized commuting; and
- 4.3.3.** accounting guidelines for maintaining proper records of the taxable benefit to the employee of commuting in an institutional vehicle.

**4.4. Maintenance and Safe Use of Vehicles:** Institutions shall establish policies governing the maintenance and safe use of the vehicle fleet. These policies shall provide:

- 4.4.1.** for compliance with guidelines established by the Office of Risk Management in connection with providing vehicle insurance to the institution; and
- 4.4.2.** for employee reporting of vehicles involved in accidents and traffic violations and for compliance with seat belt laws, alcohol and drug regulations and other traffic laws.

**4.5. Use of Vehicles:** Fleet vehicles shall only be used for official institutional business purposes, except when:

- 4.5.1.** personal use has been authorized for the President in compliance with Board policy;
- 4.5.2.** commute privileges have been authorized pursuant to section 4.3; or



**4.5.3.** non-incident personal use has been specifically authorized by the President and reported to the institutional Board of Trustees.

**4.6. Vehicle Fleet Use Restricted by Board Policies:** Institutions shall comply with Board policies relating to vehicle use in R555 and R556.

**4.7. Annual Report:** Institutions shall submit an annual vehicle fleet report to the Division of Fleet Operations. The report shall include:

**4.7.1.** the number of vehicles in the vehicle fleet, a description of each vehicle owned or leased (including license number, year, make, and model), and the person and administrative unit to whom each vehicle is assigned;

**4.7.2.** other information requested by the Division of Fleet Operations in compliance with Utah Code §63A-9-402; and

**4.7.3.** the number and names of employees with authorized commute privileges, authorized personal use privileges, and who drive unmarked vehicles.

**4.8. Annual Motor Pool Report:** The annual motor pool report shall be part of the regular budget process for institutions with more than ten vehicles in its motor pool and shall include:

**4.8.1.** revenues and expenditures;

**4.8.2.** rates and charges for vehicle use;

**4.8.3.** vehicle utilization rates, and

**4.8.3.** other pertinent information about the operations of motor pool fleet.

**4.9. Certification and Reporting Requirements:** Institutions shall annually certify the accuracy of the vehicle fleet report and motor pool fleet report and shall submit the certification to the Board of Higher Education Manager of Audit by January 15.

**4.10. Oversight by Board of Trustees:** The Board of Trustees of each institution shall review the institution's annual vehicle fleet reports and motor pool fleet reports and periodic internal audits prepared pursuant to Sections 4.7, 4.8, and 4.9. The Board of Trustees shall monitor how the institution manages and uses vehicle fleets.



UTAH SYSTEM OF  
HIGHER EDUCATION

# MEMORANDUM

TAB E

November 18, 2021

## **Revision of Policy R558, *Surplus Property***

As part of the ongoing process to review and update Board policies, the Commissioner's Office recommends amendments to Policy R558, *Surplus*, including updating references, definitions, and policy to reflect changes in statute and to improve readability. A redline and clean version of the amended policy are included in the attachments.

### **Commissioner's Recommendation**

The Commissioner recommends the Finance and Facilities Committee adopt changes to Policy R558 effective immediately and forward to the full Board for approval.

### **Attachments**

## R558, Surplus Property<sup>1</sup>

**R558-1 Purpose:** To ~~provide for certain interaction between the institutions and the State Division of Purchasing and General Services relating to~~ govern institutional surplus property.

### R558-2

~~2.1 Utah Code [pw1] §63A-2-402 (State surplus property program — Participation by institutions of higher education)~~

### R558-2 Definitions

**2.1 “Surplus Property”:** Surplus property means property purchased by, seized by, or donated to, an institution which is no longer needed by the institution and is to be disposed of by the institution. Surplus property does not mean real property.

**2.2 “Internal Transfer”:** Internal transfer means transfer of surplus property internally within an institution.

**2.3 “External Sale”:** External sale means disposition of property outside of the institution.

### R558-3 Policy

**3.1 Institutional Programs:** Each institution shall maintain its own surplus property program.

**3.2 External Sale:** External disposition of property shall ~~be in compliance~~ comply with applicable restrictions of any donor, the federal government, or other entity from which the property was originally acquired.

**3.3 Preference for Internal Use:** Institutions are encouraged to transfer surplus property internally before disposing of the property externally.

~~**4.4 Notification to State Division of Purchasing and General Services:** Each institution shall submit to the State Division of Purchasing and General Services a listing of vehicles available for sale outside the institution, at least 15 days prior to the intended sale date.~~

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<sup>1</sup> Approved June 15, 1994; amended November 3, 1995, September 2, 1999, July 19, 2013, and November 19, 2021.

~~**4.5 Preference for Acquisitions of Surplus Property:** Institutions are encouraged to acquire federal surplus property from the State Division of Purchasing and General Services or from other institutions in order to reduce expenditures.~~

**3.4 Retention of Proceeds:** Proceeds from the sale of surplus property are retained by the institution.

**3.5 Oversight by and Report to the Board of Trustees:** The Board of Trustees of each institution is responsible for general oversight of surplus property operations. Each institution shall report annually to its Board of Trustees regarding its surplus property operation. The report shall provide information on revenues, expenditures, and allocation of net revenues in a form specified in the annual budget process.

## R558, Surplus Property<sup>1</sup>

**R558-1 Purpose:** To govern institutional surplus property.

### R558-2 Definitions

**2.1 “Surplus Property”:** Surplus property means property purchased by, seized by, or donated to, an institution which is no longer needed by the institution and is to be disposed of by the institution. Surplus property does not mean real property.

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**3.5 Oversight by and Report to the Board of Trustees:** The Board of Trustees of each institution is responsible for general oversight of surplus property operations. Each institution shall report annually to its Board of Trustees regarding its surplus property operation. The report shall provide information on revenues, expenditures, and allocation of net revenues in a form specified in the annual budget process.

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<sup>1</sup> Approved June 15, 1994; amended November 3, 1995, September 2, 1999, July 19, 2013, and November 19, 2021.



# MEMORANDUM

TAB F

November 18, 2021

## Annual Contracts and Grants Report

Board Policy R532, *Acceptance and Approval of Contracts and Grants*, requires USHE institutions to submit an annual report summarizing the number and dollar amounts of contract and grant awards received during the previous fiscal year.

The Board recognizes that securing research contracts and training grants provides significant benefits to the higher education community, the state of Utah, and society as a whole by supporting critical advances in research and job creation. To ensure the Board is informed about the contracts and grants that institutions are engaged in, the Board has requested an annual report for each fiscal year that summarizes both the number and dollar amount of awards received.

For FY 2021, the total number of contracts and grants (not including federal COVID-19 relief), compared with the prior fiscal year, increased by 54 or 1.2%, and the total dollar amount increased by \$178 million or 19%.

### **Commissioner's Recommendation**

This is an information item only; no action is required.

### **Attachment**

Utah System of Higher Education Contracts and Grants Report						
Institution	Fiscal Year 2020		Fiscal Year 2021		% Change	
	No.	Total \$ Amount	No.	Total \$ Amount	No.	Amount
<b>University of Utah</b>						
Research	1,950	\$420,182,411	1,940	\$454,680,393	-0.5%	8.2%
Instruction	177	27,321,234	186	32,296,962	5.1%	18.2%
Clinical	284	59,854,493	349	74,069,694	22.9%	23.7%
Other	436	59,783,175	454	64,499,626	4.1%	7.9%
<b>TOTAL Utah</b>	<b>2,847</b>	<b>\$567,141,313</b>	<b>2,929</b>	<b>\$625,546,675</b>	<b>2.9%</b>	<b>10.3%</b>
<b>Utah State University</b>						
Research	1,070	\$236,748,435	1,027	\$310,643,432	-4.0%	31.2%
Instruction	57	5,655,866	42	5,065,712	-26.3%	-10.4%
Other	403	51,000,554	348	48,618,925	-13.6%	-4.7%
<b>TOTAL USU</b>	<b>1,530</b>	<b>\$293,404,855</b>	<b>1,417</b>	<b>\$364,328,069</b>	<b>-7.4%</b>	<b>24.2%</b>
<b>Weber State University</b>						
Research	43	\$3,042,027	48	\$4,136,680	11.6%	36.0%
Instruction	12	916,729	31	2,872,357	158.3%	213.3%
Other	93	28,999,631	100	74,581,589	7.5%	157.2%
<b>TOTAL WSU</b>	<b>148</b>	<b>\$32,958,387</b>	<b>179</b>	<b>\$81,590,626</b>	<b>20.9%</b>	<b>147.6%</b>
<b>Southern Utah University</b>						
Research	8	\$128,160	5	\$87,114	-37.5%	-32.0%
Instruction	6	322,015	18	789,909	200.0%	145.3%
Other	120	12,691,861	144	13,775,709	20.0%	8.5%
<b>TOTAL SUU</b>	<b>134</b>	<b>\$13,142,036</b>	<b>167</b>	<b>\$14,652,732</b>	<b>24.6%</b>	<b>11.5%</b>
<b>Snow College</b>						
Research	3	\$6,773	3	\$44,227	0.0%	553.0%
Instruction	10	1,231,166	9	2,282,982	-10.0%	85.4%
Other	7	637,315	6	291,637	-14.3%	-54.2%
<b>TOTAL Snow</b>	<b>20</b>	<b>\$1,875,254</b>	<b>18</b>	<b>\$2,618,846</b>	<b>-10.0%</b>	<b>39.7%</b>
<b>Dixie State University</b>						
Research	3	\$246,234	3	\$57,335	0.0%	-76.7%
Clinical	1	66,701	1	81,228	0.0%	21.8%
Other	46	3,388,116	42	4,431,668	-8.7%	30.8%
<b>TOTAL DSU</b>	<b>50</b>	<b>\$3,701,051</b>	<b>46</b>	<b>\$4,570,230</b>	<b>-8.0%</b>	<b>23.5%</b>
<b>Utah Valley University</b>						
Research	19	\$904,921	22	\$1,122,018	15.8%	24.0%
Instruction	5	5,701,178	6	3,187,743	20.0%	-44.1%
Other	32	6,550,740	45	5,616,093	40.6%	-14.3%
<b>TOTAL UVU</b>	<b>56</b>	<b>\$13,156,839</b>	<b>73</b>	<b>\$9,925,854</b>	<b>30.4%</b>	<b>-24.6%</b>
<b>Salt Lake Community College</b>						
Research	5	\$368,477	8	\$316,397	60.0%	-14.1%
Instruction	10	1,000,030	11	1,037,527	10.0%	3.7%
Other	34	4,174,557	36	3,717,633	5.9%	-10.9%
<b>TOTAL SLCC</b>	<b>49</b>	<b>\$5,543,064</b>	<b>55</b>	<b>\$5,071,557</b>	<b>12.2%</b>	<b>-8.5%</b>

**Utah System of Higher Education  
Contracts and Grants Report**

Institution	Fiscal Year 2020		Fiscal Year 2021		% Change	
	No.	Total \$ Amount	No.	Total \$ Amount	No.	Amount
<b>Bridgerland Technical College</b>						
Research	1	\$499,695	0	\$0	-100.0%	-100.0%
Instruction	5	490,559	5	229,452	0.0%	-53.2%
TOTAL BTC	6	\$990,254	5	\$229,452	-16.7%	-76.8%
<b>Davis Technical College</b>						
Instruction	1	\$150,748	2	\$192,130	100.0%	27.5%
Other	2	533,468	2	653,335	0.0%	22.5%
TOTAL DTC	3	\$684,216	4	\$845,465	33.3%	23.6%
<b>Dixie Technical College</b>						
Other	4	483,569	2	237,130	-50.0%	-51.0%
TOTAL DXTC	4	\$483,569	2	\$237,130	-50.0%	-51.0%
<b>Mountainland Technical College</b>						
Instruction	1	\$64,642	1	\$157,793	0.0%	144.1%
TOTAL MTC	1	\$64,642	1	\$157,793	0.0%	144.1%
<b>Ogden-Weber Technical College</b>						
Instruction	12	\$1,583,287	11	\$580,300	-8.3%	-63.3%
Other	0	0	2	698,600		
TOTAL OWTC	12	\$1,583,287	13	\$1,278,900	8.3%	-19.2%
<b>Southwest Technical College</b>						
Instruction	0	\$0	2	\$142,258		
Other	0	0	2	35,505		
TOTAL SWTC	0	\$0	4	\$177,763		
<b>Toole Technical College</b>						
Instruction	2	\$115,197	3	\$602,893	50.0%	423.4%
Other	2	33,246	2	769,571	0.0%	2214.8%
TOTAL TTC	4	\$148,443	5	\$1,372,464	25.0%	824.6%
<b>Uintah Basin Technical College</b>						
Instruction	3	\$463,023	7	\$672,820	133.3%	45.3%
TOTAL UBTC	3	\$463,023	7	\$672,820	133.3%	45.3%
<b>Total USHE</b>						
Research	3,102	\$662,127,133	3,056	\$771,087,596	-1.5%	16.5%
Instruction	301	45,015,674	334	50,110,838	11.0%	11.3%
Clinical	285	59,921,194	350	74,150,922	22.8%	23.7%
Other	1,179	168,276,232	1,185	217,927,021	0.5%	29.5%
TOTAL USHE	4,867	\$935,340,233	4,925	\$1,113,276,376	1.2%	19.0%





UTAH SYSTEM OF  
HIGHER EDUCATION

# MEMORANDUM

TAB G

November 18, 2021

## Auxiliary Enterprise Operations Report

Board Policy R550, *Auxiliary Enterprises Operation and Accountability*, requires the Commissioner's office to prepare an analysis of the financial condition of auxiliary enterprises at each USHE degree-granting institution for Board review and monitoring. Technical colleges operate limited auxiliary services, and while not currently in policy, are included where applicable.

Auxiliary enterprises are business activities or other essential self-supporting activities (as distinguished from primary programs of instruction, research, public service, organized activities, and intercollegiate athletics). The principal purpose of which is to provide specific services to students, faculty, staff, or guests of the institution.

Auxiliary enterprise operational revenue is important to an institution, where net income from operations is often used for various campus projects: such as meeting revenue bond obligations, funding facilities repair and replacement needs, building reserves, and meeting other campus needs.

Institutional campus stores, housing, food service, and student centers are classified and managed as auxiliary enterprises. While these four auxiliaries are common among most institutions and reported separately on the report, other auxiliary services are reported in the total actual and budget report sections. A complete list can be found in Board Policy R550: <https://ushe.edu/ushe-policies/r550-auxiliary-enterprises-operation-and-accountability/>

Parking services was added this year as a common category with current and prior year revenues and expenditures. Because the scope differs between institutions, some classify as a service enterprise rather than auxiliary, parking service amounts are listed separately and not included with total institutional actuals and budgets.

The 2020-21 actual total ending fund balances appear healthy, with most institutions reporting positive balances. The decreases in current year fund balance for many reflect the impact of lost services due to COVID-19, with 2021-22 current year budgets demonstrating the continuing challenges all auxiliaries are facing with reduced revenues and managing expenses.

*Campus Stores* – provides textbooks, clothing, technology, and general merchandise. For 2020-21, decreased net income occurred at half the institutions, with total revenues declining -12% and expenditures -15% when compared with 2019-20.

*Housing* – institutional-owned housing. For 2020-21, five of six institutions have positive net incomes while also showing declining revenues -7% and increased expenditures 4%. Utah Valley University, Salt Lake Community College, and technical colleges do not own campus housing.

*Food Service* – campus dining, catering, convenience stores, meal plans etc. For 2020-21, negative net income occurred at nine of fourteen institutions, with total revenues declining -23% and expenditures -15% when compared with 2019-20. Southwest Technical College and Tooele Technical College do not operate food services.

*Student Center* – student recreation, socialization, activities, and related services such as dining, conference services, lounges, entertainment, and vendors. For 2020-21, net income at six of seven institutions was positive, with total revenue declining -15% and expenditures -22% when compared with 2019-20. Snow College and technical colleges do not operate a student center.

*Parking Services* – parking and shuttles. For 2020-21, five of seven institutions have positive net incomes while also showing declining revenues -17% and decreased expenditures -20%. Snow College does not operate parking services.

### **Commissioner's Recommendation**

This is an information item only; no action is required.

### **Attachment**

**UTAH SYSTEM OF HIGHER EDUCATION**  
**Report of Total Auxiliary Enterprise Operations (2020-21 Actuals)**

	<u>UU</u>	<u>USU</u>	<u>WSU</u>	<u>SUU</u>	<u>SNOW</u>	<u>DSU</u>	<u>UVU</u>	<u>SLCC</u>
Beg Fund Balance <sup>1</sup>	\$ 3,938,825	\$ 10,857	\$ 5,282,540	\$ 1,765,219	\$ (46,185)	\$ 2,002,142	\$ 3,055,596	\$ 1,559,538
Revenues	118,957,956	38,773,175	14,518,885	7,519,878	3,767,988	8,325,845	9,023,990	1,540,194
Expenditures	(122,737,106)	(31,386,232)	(14,163,982)	(5,261,459)	(2,015,103)	(6,490,984)	(10,101,332)	(1,287,738)
Net Income	(3,779,150)	7,386,943	354,904	2,258,419	1,752,885	1,834,861	(1,077,342)	252,456
Transfers	2,238,637	(5,447,064)	1,928,243	(2,258,419)	(1,047,922)	(1,129,322)	1,077,342	371,378
Change in Fund Balance	(1,540,513)	1,939,879	2,283,146	-	704,963	705,539	-	623,834
End Fund Balance	<u>\$ 2,398,312</u>	<u>\$ 1,950,736</u>	<u>\$ 7,565,686</u>	<u>\$ 1,765,219</u>	<u>\$ 658,778</u>	<u>\$ 2,707,681</u>	<u>\$ 3,055,596</u>	<u>\$ 2,183,372</u>
	<u>BTC</u>	<u>DTC</u>	<u>DXTC</u>	<u>MTC</u>	<u>OWTC</u>	<u>SWTC</u>	<u>TTC</u>	<u>UBTC</u>
Beg Fund Balance <sup>1</sup>	\$ (282,585)	\$ 444,598	\$ -	\$ 419,747	\$ -	\$ 23,634	\$ -	\$ 660,598
Revenues	534,561	1,286,701	244,638	683,371	1,344,662	151,713	176,352	355,011
Expenditures	(521,440)	(1,334,620)	(372,982)	(970,264)	(1,467,959)	(136,319)	(199,260)	(336,063)
Net Income	13,121	(47,919)	(128,344)	(286,893)	(123,297)	15,394	(22,908)	18,948
Transfers	-	50,827	-	230,495	123,297	-	22,908	-
Change in Fund Balance	13,121	2,908	(128,344)	(56,398)	-	15,394	-	18,948
End Fund Balance	<u>\$ (269,464)</u>	<u>\$ 447,506</u>	<u>\$ (128,344)</u>	<u>\$ 363,349</u>	<u>\$ -</u>	<u>\$ 39,028</u>	<u>\$ -</u>	<u>\$ 679,546</u>

<sup>1</sup> Fund Balance includes cash, inventories, etc. related to running/maintaining Auxiliary Enterprise Operations.

**UTAH SYSTEM OF HIGHER EDUCATION**  
**Report of Total Auxiliary Enterprise Operations (2021-22 Budgets)**

	<u>UU</u>	<u>USU</u>	<u>WSU</u>	<u>SUU</u>	<u>SNOW</u>	<u>DSU</u>	<u>UVU</u>	<u>SLCC</u>
Beg Fund Balance <sup>1</sup>	\$ 2,398,312	\$ 1,950,737	\$ 7,565,686	\$ 1,765,219	\$ 658,778	\$ 2,707,680	\$ 3,055,596	\$ 2,183,372
Revenues	155,154,675	44,151,248	17,612,763	8,287,331	3,933,000	11,130,000	13,419,920	1,727,300
Expenditures	(147,898,209)	(35,248,614)	(17,607,975)	(5,447,747)	(2,255,000)	(7,350,000)	(13,212,669)	(1,956,428)
Net Income	7,256,466	8,902,634	4,788	2,839,584	1,678,000	3,780,000	207,251	(229,128)
Transfers	(7,937,803)	(8,865,002)	-	(2,955,282)	(1,085,000)	(3,150,000)	(207,251)	-
Change in Fund Balance	(681,337)	37,632	4,788	(115,698)	593,000	630,000	-	(229,128)
End Fund Balance	<u>\$ 1,716,975</u>	<u>\$ 1,988,369</u>	<u>\$ 7,570,474</u>	<u>\$ 1,649,521</u>	<u>\$ 1,251,778</u>	<u>\$ 3,337,680</u>	<u>\$ 3,055,596</u>	<u>\$ 1,954,244</u>
	<u>BTC</u>	<u>DTC</u>	<u>DXTC</u>	<u>MTC</u>	<u>OWTC</u>	<u>SWTC</u>	<u>TTC</u>	<u>UBTC</u>
Beg Fund Balance <sup>1</sup>	\$ (269,464)	\$ 447,506	\$ (128,344)	\$ 363,349	\$ -	\$ 39,028	\$ -	\$ 679,546
Revenues	687,426	1,370,500	390,000	1,151,500	1,270,000	150,000	147,000	430,905
Expenditures	(687,426)	(1,386,897)	(390,000)	(1,310,000)	(1,226,554)	(165,000)	(165,033)	(430,905)
Net Income	-	(16,397)	-	(158,500)	43,446	(15,000)	(18,033)	-
Transfers	-	-	-	158,500	-	-	18,033	-
Change in Fund Balance	-	(16,397)	-	-	43,446	(15,000)	-	-
End Fund Balance	<u>\$ (269,464)</u>	<u>\$ 431,109</u>	<u>\$ (128,344)</u>	<u>\$ 363,349</u>	<u>\$ 43,446</u>	<u>\$ 24,028</u>	<u>\$ -</u>	<u>\$ 679,546</u>

<sup>1</sup> Fund Balance includes cash, inventories, etc. related to running/maintaining Auxiliary Enterprise Operations.

**UTAH SYSTEM OF HIGHER EDUCATION**  
**Auxiliary Enterprise Operations Comparisons of Totals (FY 2020 to FY 2021)**

	UU				USU				WSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 138,524,085	\$ 118,957,956	\$(19,566,129)	-14%	\$ 41,674,799	\$ 38,773,175	\$(2,901,624)	-7%	\$ 16,432,598	\$ 14,518,885	\$(1,913,713)	-12%
Expenditures	(137,773,114)	(122,737,106)	15,036,008	-11%	(33,765,569)	(31,386,232)	2,379,337	-7%	(14,934,922)	(14,163,982)	770,940	-5%
Net Income	750,971	(3,779,150)	(4,530,121)	-603%	7,909,230	7,386,943	(522,287)	-7%	1,497,676	354,904	(1,142,772)	-76%
End Fund Bal	\$ 3,720,825	\$ 2,398,312	\$(1,322,513)		\$ 10,857	\$ 1,950,736	\$ 1,939,879		\$ 5,282,540	\$ 7,565,686	\$ 2,283,146	

	SUU				SNOW				DSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 8,269,578	\$ 7,519,878	\$(749,700)	-9%	\$ 3,760,270	\$ 3,767,988	\$ 7,718	0%	\$ 7,940,955	\$ 8,325,845	\$ 384,890	5%
Expenditures	(5,562,484)	(5,261,459)	301,025	-5%	(2,817,803)	(2,015,103)	802,700	-28%	(6,594,654)	(6,490,984)	103,670	-2%
Net Income	2,707,094	2,258,419	(448,675)	-17%	942,467	1,752,885	810,418	-86%	1,346,301	1,834,861	488,560	36%
End Fund Bal	\$ 1,765,219	\$ 1,765,219	\$ -		\$ 2,427	\$ 658,778	\$ 656,351		\$ 2,002,142	\$ 2,707,681	\$ 705,539	

	UVU				SLCC				BTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 17,319,765	\$ 9,023,990	\$(8,295,775)	-48%	\$ 2,970,319	\$ 1,540,194	\$(1,430,125)	-48%	\$ 444,897	\$ 534,561	\$ 89,664	20%
Expenditures	(17,783,095)	(10,101,332)	7,681,763	-43%	(2,638,480)	(1,287,738)	1,350,742	-51%	(377,121)	(521,440)	(144,319)	38%
Net Income	(463,330)	(1,077,342)	(614,012)	133%	331,839	252,456	(79,383)	-24%	67,776	13,121	(54,655)	-81%
End Fund Bal	\$ 3,055,596	\$ 3,055,596	\$ -		\$ 1,559,539	\$ 2,183,372	\$ 623,833		\$ (259,293)	\$ (269,464)	\$ (10,171)	

	DTC				DXTC				MTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 1,467,052	\$ 1,286,701	\$(180,351)	-12%	\$ 138,142	\$ 244,638	\$ 106,496	77%	\$ 750,771	\$ 683,371	\$(67,400)	-9%
Expenditures	(1,449,312)	(1,334,620)	114,692	-8%	172,789	(372,982)	(545,771)	-316%	(1,138,206)	(970,264)	167,942	-15%
Net Income	17,740	(47,919)	(65,659)	-370%	310,931	(128,344)	(439,275)	-141%	(387,435)	(286,893)	100,542	-26%
End Fund Bal	\$ 444,599	\$ 447,506	\$ 2,907		\$ (34,647)	\$ (128,344)	\$(93,697)		\$ 410,129	\$ 363,349	\$(46,780)	

	OWTC				SWTC				TTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 1,139,038	\$ 1,344,662	\$ 205,624	18%	\$ 149,354	\$ 151,713	\$ 2,359	2%	\$ 131,630	\$ 176,352	\$ 44,722	34%
Expenditures	(1,230,920)	(1,467,959)	(237,039)	19%	(151,271)	(136,319)	14,952	-10%	(163,523)	(199,260)	(35,737)	22%
Net Income	(91,881)	(123,297)	(31,416)	34%	(1,917)	15,394	17,311	-903%	(31,893)	(22,908)	8,985	-28%
End Fund Bal	\$ -	\$ -	\$ -		\$ 23,634	\$ 39,028	\$ 15,394		\$ -	\$ -	\$ -	

	UBTC				Total			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 267,801	\$ 355,011	\$ 87,210	33%	\$ 241,381,054	\$ 207,204,920	\$(34,176,134)	-14%
Expenditures	(268,910)	(336,063)	(67,153)	25%	(226,476,594)	(198,782,842)	27,693,752	-12%
Net Income	(1,109)	18,948	20,057	-1809%	14,904,459	8,422,078	(6,482,381)	-43%
End Fund Bal	\$ 660,598	\$ 679,546	\$ 18,948		\$ 18,644,165	\$ 23,417,001	\$ 4,772,836	

# UTAH SYSTEM OF HIGHER EDUCATION

## Campus Store Auxiliary Enterprise Operations Comparisons (FY 2020 to FY 2021)

	UU				USU				WSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 23,349,555	\$ 20,162,113	\$ (3,187,442)	-14%	\$ 8,783,031	\$ 8,937,708	\$ 154,677	2%	\$ 8,298,479	\$ 8,486,070	\$ 187,591	2%
Expenditures	(23,928,495)	(20,808,205)	3,120,290	-13%	(8,954,059)	(9,088,967)	(134,908)	2%	(8,445,717)	(9,053,920)	(608,203)	7%
Net Income	\$ (578,940)	\$ (646,092)	(67,152)		\$ (171,028)	\$ (151,259)	19,769		\$ (147,238)	\$ (567,849)	(420,611)	
	SUU				SNOW				DSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 2,903,005	\$ 2,884,748	\$ (18,257)	-1%	\$ 392,469	\$ 467,918	\$ 75,449	19%	\$ 3,133,710	\$ 3,668,749	\$ 535,039	17%
Expenditures	(2,844,276)	(2,809,531)	34,745	-1%	(411,742)	(452,055)	(40,313)	10%	(2,994,624)	(3,428,407)	(433,783)	14%
Net Income	\$ 58,729	\$ 75,216	16,487		\$ (19,273)	\$ 15,863	35,136		\$ 139,086	\$ 240,342	101,256	
	UVU				SLCC				BTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 8,911,865	\$ 3,566,224	\$ (5,345,641)	-60%	\$ 379,014	\$ 259,642	\$ (119,372)	-31%	\$ 300,195	\$ 420,152	\$ 119,957	40%
Expenditures	(9,781,295)	(4,403,446)	5,377,849	-55%	(229,533)	(134,568)	94,965	-41%	(255,711)	(407,031)	(151,320)	59%
Net Income	\$ (869,430)	\$ (837,222)	32,208		\$ 149,481	\$ 125,074	(24,407)		\$ 44,484	\$ 13,121	(31,363)	
	DTC				DXTC				MTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 1,267,972	\$ 1,200,730	\$ (67,242)	-5%	\$ 138,142	\$ 218,041	\$ 79,899	58%	\$ 615,564	\$ 602,079	\$ (13,485)	-2%
Expenditures	(1,249,164)	(1,200,062)	49,102	-4%	(172,789)	(258,724)	(85,935)	50%	(724,881)	(747,438)	(22,557)	3%
Net Income	\$ 18,808	\$ 668	(18,140)		\$ (34,647)	\$ (40,684)	(6,037)		\$ (109,317)	\$ (145,359)	(36,042)	
	OWTC				SWTC				TTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 896,112	\$ 1,084,691	\$ 188,579	21%	\$ 149,354	\$ 151,713	\$ 2,359	2%	\$ 131,630	\$ 176,352	\$ 44,722	34%
Expenditures	(1,032,546)	1,202,462	2,235,008	-216%	(151,271)	(136,319)	14,952	-10%	(163,523)	(199,260)	(35,737)	22%
Net Income	\$ (136,434)	\$ 2,287,153	2,423,587		\$ (1,917)	\$ 15,394	17,311		\$ (31,893)	\$ (22,908)	8,985	
	UBTC				Total							
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change				
Revenues	\$ 168,587	\$ 250,799	\$ 82,212	49%	\$ 59,818,684	\$ 52,537,729	\$ (7,280,955)	-12%				
Expenditures	(155,714)	(258,254)	(102,540)	66%	(61,495,340)	(52,183,726)	9,311,614	-15%				
Net Income	\$ 12,873	\$ (7,455)	(20,328)		\$ (1,676,656)	\$ 354,003	2,030,659					

# UTAH SYSTEM OF HIGHER EDUCATION

## Housing Auxiliary Enterprise Operations Comparisons (FY 2020 to FY 2021)

	UU				USU				WSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 49,300,994	\$ 45,902,939	\$ (3,398,055)	-7%	\$ 15,472,311	\$ 15,642,499	\$ 170,188	1%	\$ 4,819,116	\$ 3,101,093	\$ (1,718,023)	-36%
Expenditures	(47,031,261)	(51,113,616)	(4,082,355)	9%	(8,547,152)	(8,505,159)	41,993	0%	(3,235,707)	(2,622,189)	613,518	-19%
Net Income	\$ 2,269,733	\$ (5,210,677)	(7,480,410)		\$ 6,925,159	\$ 7,137,340	212,181		\$ 1,583,409	\$ 478,903	(1,104,506)	

	SUU				SNOW				DSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 2,160,174	\$ 2,066,507	\$ (93,667)	-4%	\$ 2,208,813	\$ 1,568,564	\$ (640,249)	-29%	\$ 2,351,797	\$ 2,553,808	\$ 202,011	9%
Expenditures	(1,073,218)	(963,487)	109,731	-10%	(994,611)	87,592	1,082,203	-109%	(1,043,351)	(1,121,621)	(78,270)	8%
Net Income	\$ 1,086,956	\$ 1,103,020	16,064		\$ 1,214,202	\$ 1,656,156	441,954		\$ 1,308,446	\$ 1,432,187	123,741	

	UVU				SLCC				Total			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	No Housing				No Housing				\$ 76,313,205	\$ 70,835,410	\$ (5,477,795)	-7%
Expenditures	No Housing				No Housing				(61,925,300)	(64,238,480)	(2,313,180)	4%
Net Income	No Housing				No Housing				\$ 14,387,905	\$ 6,596,929	(7,790,976)	

# UTAH SYSTEM OF HIGHER EDUCATION

## Food Services Auxiliary Enterprise Operations Comparisons (FY 2020 to FY 2021)

	UU				USU				WSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 11,250,000	\$ 10,251,000	\$ (999,000)	-9%	\$ 9,473,323	\$ 7,182,869	\$(2,290,454)	-24%	\$ 111,051	\$ 26,678	\$ (84,373)	-76%
Expenditures	(11,468,000)	(11,570,000)	(102,000)	1%	(10,323,478)	(8,373,814)	1,949,664	-19%	(102,651)	(19,727)	82,924	-81%
Net Income	\$ (218,000)	\$ (1,319,000)	(1,101,000)		\$ (850,155)	\$ (1,190,945)	(340,790)		\$ 8,400	\$ 6,952	(1,448)	
	SUU				SNOW				DSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 303,145	\$ 99,996	\$ (203,149)	-67%	\$ 938,666	\$ 1,516,156	\$ 577,490	62%	\$ 2,034,288	\$ 1,648,886	\$ (385,402)	-19%
Expenditures	(307,386)	(296,320)	11,066	-4%	(1,212,078)	(1,449,794)	(237,716)	20%	(2,026,970)	(1,521,095)	505,875	-25%
Net Income	\$ (4,241)	\$ (196,324)	(192,083)		\$ (273,412)	\$ 66,362	339,774		\$ 7,318	\$ 127,791	120,473	
	UVU				SLCC				BTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 3,029,595	\$ 927,817	\$ (2,101,778)	-69%	\$ 913,477	\$ 98,788	\$ (814,689)	-89%	\$ 144,702	\$ 114,409	\$ (30,293)	-21%
Expenditures	(3,010,118)	(1,583,071)	1,427,047	-47%	(1,073,595)	(451,492)	622,103	-58%	(121,410)	(114,409)	7,001	-6%
Net Income	\$ 19,477	\$ (655,254)	(674,731)		\$ (160,118)	\$ (352,704)	(192,586)		\$ (289,206)	\$ -	289,206	
	DTC				DXTC				MTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 199,080	\$ 85,971	\$ (113,109)	-57%	\$ -	\$ 26,597	\$ 26,597		\$ 135,207	\$ 81,892	\$ (53,315)	-39%
Expenditures	(200,148)	(134,558)	65,590	-33%	-	(114,257)	(114,257)		(413,325)	(222,826)	190,499	-46%
Net Income	\$ (1,068)	\$ (48,587)	(47,519)		\$ -	\$ (87,660)	(87,660)		\$ (278,118)	\$ (140,934)	137,184	
	OWTC				SWTC				TTC			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 139,978	\$ 112,492	\$ (27,486)	-20%	No Food Service				No Food Service			
Expenditures	(154,452)	(154,096)	356	0%	No Food Service				No Food Service			
Net Income	\$ (14,474)	\$ (41,604)	(27,130)		No Food Service				No Food Service			
	UBTC				Total							
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change				
Revenues	\$ 25,482	\$ 26,331	\$ 849	3%	\$ 28,697,994	\$ 22,199,882	\$ (6,498,112)	-23%				
Expenditures	(35,907)	(24,587)	11,320	-32%	(30,449,518)	(26,030,045)	4,419,473	-15%				
Net Income	\$ (10,425)	\$ 1,744	12,169		\$ (1,751,524)	\$ (3,830,163)	(2,078,639)					



# UTAH SYSTEM OF HIGHER EDUCATION

## Student Center Auxiliary Enterprise Operations Comparisons (FY 2020 to FY 2021)

	UU				USU				WSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 3,524,233	\$ 3,187,994	\$ (336,239)	-10%	\$ 2,803,164	\$ 2,562,838	\$ (240,326)	-9%	\$ 2,191,959	\$ 1,875,703	\$ (316,256)	-14%
Expenditures	(3,835,566)	(3,205,881)	629,685	-16%	(1,881,297)	(1,739,502)	141,795	-8%	(2,174,047)	(1,633,564)	540,483	-25%
Net Income	\$ (311,333)	\$ (17,887)	293,446		\$ 921,867	\$ 823,336	(98,531)		\$ 17,912	\$ 242,139	224,227	

	SUU				SNOW				DSU							
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change				
Revenues	\$ 2,903,254	\$ 2,468,628	\$ (434,626)	-15%	No Student Center				\$ 421,160	\$ 454,402	\$ 33,242	8%				
Expenditures	(1,337,604)	(1,192,121)	145,483	-11%									(529,710)	(419,861)	109,849	-21%
Net Income	\$ 1,565,650	\$ 1,276,507	(289,143)										\$ (108,550)	\$ 34,541	143,091	

	UVU				SLCC				Total			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 2,173,883	\$ 1,676,607	\$ (497,276)	-23%	\$ 1,677,827	\$ 1,181,764	\$ (496,063)	-30%	\$ 15,695,480	\$ 13,407,936	\$ (2,287,544)	-15%
Expenditures	(2,136,996)	(1,476,985)	660,011	-31%	(1,335,352)	(701,678)	633,674	-47%	(13,230,572)	(10,369,592)	2,860,980	-22%
Net Income	\$ 36,887	\$ 199,622	162,735		\$ 342,475	\$ 480,086	137,611		\$ 2,464,908	\$ 3,038,344	573,436	

# UTAH SYSTEM OF HIGHER EDUCATION

## Parking Services Auxiliary Enterprise Operations Comparisons (FY 2020 to FY 2021)

	UU				USU				WSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 29,851,414	\$ 26,014,205	\$ (3,837,209)	-13%	\$ 2,402,755	\$ 2,044,584	\$ (358,171)	-15%	\$ 1,671,498	\$ 1,136,616	\$ (534,882)	-32%
Expenditures	(26,603,423)	(18,719,190)	7,884,233	-30%	(1,135,271)	(1,023,422)	111,849	-10%	1,663,872	(1,514,579)	(3,178,451)	-191%
Net Income	\$ 3,247,991	\$ 7,295,015	4,047,024		\$ 1,267,484	\$ 1,021,162	(246,322)		\$ 3,335,370	\$ (377,963)	(3,713,333)	

	SUU				SNOW				DSU			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 121,947	\$ 99,357	\$ (22,590)	-19%	No Parking Services				\$ 432,223	\$ 557,989	\$ 125,766	29%
Expenditures	(70,128)	(87,629)	(17,501)	25%					(132,889)	(108,403)	24,486	-18%
Net Income	\$ 51,819	\$ 11,728	(40,091)						\$ 299,334	\$ 449,586	150,252	

	UVU				SLCC				Total			
	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change	2019-20	2020-21	\$ Change	% Change
Revenues	\$ 2,374,297	\$ 1,011,591	\$ (1,362,706)	-57%	\$ 1,127,361	\$ 646,661	\$ (480,700)	-43%	\$ 37,981,495	\$ 31,511,003	\$ (6,470,492)	-17%
Expenditures	(1,988,078)	(1,124,229)	863,849	-43%	(807,325)	(583,405)	223,920	-28%	(29,073,242)	(23,160,857)	5,912,385	-20%
Net Income	\$ 386,219	\$ (112,638)	(498,857)		\$ 320,036	\$ 63,256	(256,780)		\$ 8,908,253	\$ 8,350,146	(558,107)	



# MEMORANDUM

TAB H

November 18, 2021

## Annual Report on Leased Space

Board Policy R705, *Leased Space*, requires the Commissioner to provide the Board with an annual report on leased space for the USHE system. A summary of this report is also submitted to DFCM and the State Building Board for inclusion in the Five-Year Building Program document.

Each USHE institution submitted a detailed list of leased spaces currently under contract except Dixie State University, which does not currently have leased space. The two technical colleges that currently lease space are also included. This information is summarized in the following table:

Institution	Leases	New Leases	Square Feet	Lease Cost
University of Utah	52	9	274,560	\$6,075,185
Univ. of Utah Healthcare	90	7	846,339	\$18,509,955
Utah State University	27	1	117,531	\$705,609
Weber State University	22	0	105,142	\$681,185
Southern Utah University	21	3	236,750	\$1,824,921
Snow College	0	0	0	\$0
Dixie State University	0	0	0	\$0
Utah Valley University	4	0	4,200	\$85,262
Salt Lake Comm. College	6	0	97,487	\$960,618
Mountainland Tech College	4	1	66,291	\$657,106
Southwest Tech College	6	6	8,721	\$28,200
<b>Total</b>	<b>232</b>	<b>27</b>	<b>1,757,021</b>	<b>\$29,528,041</b>

Significant changes from the prior year’s report include:

- University of Utah: the addition of five healthcare clinics in the Salt Lake Valley for an additional cost of \$360,343 a year, a variety of office and storage space for \$124,616 annually, and four new residential locations for an additional cost of \$71,700 annually.
- Utah State University: the addition of office space in Orem for a Utah County Extension Office for an annual cost of \$96,268.
- Southern Utah University: the addition of a Head Start location in Washington City for an additional cost of \$9,600 annually, a Utah Center for Rural Health in Vernal.
- Snow College: the elimination of two leases for classroom/office space costing \$139,600 annually.
- Southwest Technical College: the acquisition of Kane County Campus space for \$25,000 annually.

The full report of leased space is attached. A listing of all leases, which includes additional detail about each of the institutional leases, is on file at the Office of the Commissioner.

### Commissioner’s Recommendation

This is an information item only; no action is required.

### Attachment

Utah System Of Higher Education

Annual Leased Space Report - 2021

For the Period from July 1, 2020 to June 30, 2021

Location	# of Leases	New Lease	Gross Sq. Ft.	Average Cost Per Sq. Ft.	Annual Lease Payment	Source of Funding	Type of Space
<b>University of Utah</b>							
<b>Building Leases:</b>							
Residential, Various Locations	10	4	118,262	\$ 20.31	\$ 2,402,226	Other/State	Residential
Washington D.C., Hinkley Institute Apartments	7		7,910	\$ 30.01	\$ 237,408	Other	Residential
Murray, Reading Clinic	1		6,768	\$ 24.06	\$ 162,811	Other	Office
Continuing Education, Various Locations	3		35,435	\$ 23.53	\$ 833,784	State	Classroom
Campus Store for Continuing Education, Sandy	1		5,416	\$ 24.00	\$ 130,003	Other	Retail/Non-assignable
Business School and Education@Work Program	1		26,567	\$ 18.57	\$ 493,373	Other	Office
Technology Venture Communications	1		8,274	\$ 27.05	\$ 223,815	Other	Office
College of Architecture and Planning	2	1	1,250	\$ 56.56	\$ 70,700	Other	Classroom/Office
Energy and Geoscience Institute in Slovak Republic	1				\$ 26,400	Other	Classroom/Office/Lab/Storage
<i>Subtotal University Operations Leases</i>	<i>27</i>	<i>5</i>	<i>209,882</i>	<i>\$ 21.82</i>	<i>\$ 4,580,520</i>		
Healthcare - Residential Facilities, Various Locations	2		41,352	\$ 17.92	\$ 741,143	Clinical	Residential
Healthcare - AirMed, Various Locations	10		102,527	\$ 2.38	\$ 244,047	Clinical	Hanger/Residential
Healthcare - Primary Children's Hospital	9		71,891	\$ 29.86	\$ 2,146,401	Clinical	Clinical
Healthcare - Dialysis Centers, Various Locations	16		105,690	\$ 21.32	\$ 2,253,123	Clinical	Clinical
Healthcare - Clinics, Various locations	32	5	187,463	\$ 25.41	\$ 4,764,040	Clinical	Clinical
Healthcare - Clinical Research and Admin, Research Park	15		135,818	\$ 28.16	\$ 3,824,668	Clinical	Office/Laboratory
Healthcare - Administrative Operations	6	2	201,598	\$ 22.50	\$ 4,536,533	Clinical	Office
<i>Subtotal Healthcare Leases</i>	<i>90</i>	<i>7</i>	<i>846,339</i>	<i>\$ 21.87</i>	<i>\$ 18,509,955</i>		
<b>Land and Storage Leases:</b>							
Storage, Various locations	8	3	64,678	\$ 6.79	\$ 438,870	State/Other	Storage
KUER/KUED Communication/Transmitter Sites	14		N/A		\$ 240,330	Other	Ground
Parking Leases, Salt Lake City	3	1	N/A		\$ 815,465	Other	Parking
<i>Subtotal Land and Storage Leases</i>	<i>25</i>	<i>4</i>	<i>64,678</i>		<i>\$ 1,494,665</i>		
<b>TOTAL - UU</b>	<b>142</b>	<b>16</b>	<b>1,120,899</b>	<b>\$ 21.86</b>	<b>\$ 24,585,140</b>		

Location	# of Leases	New Lease	Gross Sq. Ft.	Average Cost Per Sq. Ft.	Annual Lease Payment	Source of Funding	Type of Space
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Utah State University							
Building Leases:							
Apartments for Student Interns, Washington D.C.	3		4,030	\$ 25.43	\$ 102,480	Other	Residential
Cache County 4-H, Bridgerland Tech, Logan	1		2,741	\$ 0.00	\$ 1	Grant/Other	Classroom/Office
Center Persons w. Disabilities - Early Intervention, Various	3		4,653	\$ 7.00	\$ 32,571	Grant/Other	Classroom/Office
Center Persons w. Disabilities - Assistive Technology, Vernal	1		1,940	\$ 6.80	\$ 13,200	Grant	Office/Other
Development Office, Salt Lake City	1		2,305	\$ 5.93	\$ 13,680	Other	Office/Other
Life Span Learning Centers, Brigham City	4		49,474	\$ 4.79	\$ 237,201	State/Other	Classroom/Office/Lab/Storage
Montezuma Creek Seminary Building, Blanding	1		2,354	\$ 2.55	\$ 6,000	State	Classroom/Office
Nursing Program, Various Locations	4		6,031	\$ 1.09	\$ 6,600	Other	Office
Orem, Utah County Extension Office	1	1	4,840	\$ 19.89	\$ 96,268	Other	Office
Regional Campus, Orem/Provo	1		3,507	\$ 17.98	\$ 63,046	Other	Classroom/Office
Price, USU Estern Prehistoric Museum	1		23,787	\$ -	\$ -	Other	Classroom/Office
Price, Carbon County Airport	1		-		\$ 60,000	Other	Classroom/Office
Small Business Development Center, Logan	1		1,281	\$ 12.30	\$ 15,762	Other	Classroom/Office
USU Extension - Roosevelt	1		2,900	\$ 8.28	\$ 24,000	Other	Office/Research
Utah Conservation Corps Program, Various	2		4,900	\$ 7.10	\$ 34,800	Other	Office/Other
UT Academic and Institutional Services, Nephi	1		2,788	\$ -	\$ -	Other	Classroom/Office
<b>TOTAL - USU</b>	<b>27</b>	<b>1</b>	<b>117,531</b>	<b>\$ 6.00</b>	<b>\$ 705,609</b>		

Weber State University							
Building Leases							
Continuing Education - Startup Ogden	1		27,000	\$ 0.00	\$ 10	State	Classroom/Office
Continuing Education - United Way Building, Ogden	1		1,380	\$ 9.44	\$ 13,021	State	Classroom/Office
Instructional Center - Morgan High School, Morgan	1		4,032	\$ -	\$ -	State	Classroom
Instructional Center - Station Park, Farmington	1		10,937	\$ 27.15	\$ 296,981	State	Classroom
Instructional Center - WSU West, Roy	1		7,525	\$ 17.32	\$ 130,332	State	Classroom
Weber Sports Complex	1		31,914	\$ 0.00	\$ 1	Other	Laboratory
Portable Classrooms	14		20,160	\$ 9.44	\$ 190,392	Other	Classroom
Apartments for Student Interns, Washington D.C.	1		1,294	\$ 25.08	\$ 32,448	Other	Residential
Monarch Arts	1		900	\$ 20.00	\$ 18,000	State	Laboratory
<b>TOTAL - WSU</b>	<b>22</b>	<b>0</b>	<b>105,142</b>	<b>\$ 6.48</b>	<b>\$ 681,185</b>		

Location	# of Leases	New Lease	Gross Sq. Ft.	Average Cost Per Sq. Ft.	Annual Lease Payment	Source of Funding	Type of Space
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Southern Utah University							
<b>Building Leases</b>							
Business Resource Center, Cedar City	1		4,335	\$ 1.66	\$ 7,200	Other	Office
Center for the Arts, Cedar City	1		89,267	\$ 2.47	\$ 220,242	Other	Office/Other
Community Engagement, Cedar City	1		2,658	\$ 11.88	\$ 31,578	State	Office
Community Outreach Center, Cedar City	1		11,705	\$ 16.45	\$ 192,582	State	Office
Early Intervention, Cedar City	1		1,080	\$ 12.02	\$ 12,984	Other	Classroom
Global Engagement, Cedar City	1		4,097	\$ 9.70	\$ 39,732	State	Office
Head Start, Various Locations	9	1	36,061	\$ 11.66	\$ 420,594	Other	Classroom/Office
Utah Center for Rural Health, Cedar City	3	1	2,889	\$ 7.05	\$ 20,380	Other	Residential
Founders Hall, Cedar City	1		78,488	\$ 11.16	\$ 876,028	Other	Residential
SUU on Main, Cedar City	1		3,688	\$ 0.00	\$ 1	Other	Office/Other
Aviation - SWTECH	1	1	2,482	\$ 1.45	\$ 3,600	Other	Classroom/Office
<b>TOTAL - SUU</b>	<b>21</b>	<b>3</b>	<b>236,750</b>	<b>\$ 7.71</b>	<b>\$ 1,824,921</b>		

Utah Valley University							
<b>Building Leases:</b>							
School of the Arts Warehouse	1		4,200	8.29	\$ 34,800	State	Storage
<b>Land Leases:</b>							
Provo Airport	3		540,518	0.09	\$ 50,462	State/Other	Ground/Hanger
<b>TOTAL - UVU</b>	<b>4</b>	<b>0</b>	<b>4,200</b>	<b>\$ 20.30</b>	<b>\$ 85,262</b>		

Salt Lake Community College							
<b>Building Leases:</b>							
Airport Center, Salt Lake City	2		20,937	\$ 5.72	\$ 119,682	State	Classroom/Office/Lab/Hanger
Central Receiving, Salt Lake City	1		25,200	\$ 5.05	\$ 127,260	State	Storage
Library Square, Salt Lake City	1		22,049	\$ 19.13	\$ 421,872	State	Classroom/Office
Writing Center, Salt Lake City	1		1,545	\$ 7.06	\$ 10,908	State	Classroom/Office
West Valley Center, West Valley City	1		27,756	\$ 10.12	\$ 280,896	State	Classroom/Office
<b>TOTAL - SLCC</b>	<b>6</b>	<b>0</b>	<b>97,487</b>	<b>\$ 9.85</b>	<b>\$ 960,618</b>		

Location	# of Leases	New Lease	Gross Sq. Ft.	Average Cost Per Sq. Ft.	Annual Lease Payment	Source of Funding	Type of Space
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Mountainland Technical College							
<b>Building Leases:</b>							
Spanish Fork Campus	1		35,768	\$ 9.39	\$ 335,831	State	Classroom/Office
Orem South Campus	1	1	19,615	\$ 9.50	\$ 186,263	State	Classroom/Office
SLC AGC Campus	1		4,785	\$ 8.25	\$ 39,468	State	Classroom/Office
TGP Nursing Building	1		6,123	\$ 15.60	\$ 95,544	State	Classroom/Office
<b>TOTAL - MTECH</b>	<b>4</b>	<b>1</b>	<b>66,291</b>	<b>\$ 9.91</b>	<b>\$ 657,106</b>		

Southwest Technical College							
<b>Building Leases:</b>							
Kanab - Kane County Campus	4	4	8,500	2.94	\$ 25,000	State	Classroom/Office/Lab/Non-assignable
Smithfield	1	1	221	14.37	\$ 3,175	State	Classroom/Office
Cedar Storage Unit	1	1	N/A		\$ 25	State/Other	Storage
<b>TOTAL - UVU</b>	<b>6</b>	<b>6</b>	<b>8,721</b>	<b>\$ 3.23</b>	<b>\$ 28,200</b>		

USHE Institutions	# of Leases	New Lease	Gross Sq. Ft.	Average Cost Per Sq. Ft.	Annual Lease Payment
Building Leases	204	23	1,692,343	95	27,982,914
Land Leases	28	4	64,678		\$ 1,545,127
<b>TOTAL - USHE</b>	<b>232</b>	<b>27</b>	<b>1,757,021</b>		<b>\$ 29,528,041</b>



UTAH SYSTEM OF  
HIGHER EDUCATION

# MEMORANDUM

TAB I

November 18, 2021

## Office of Commissioner Quarterly Budget Update – 1<sup>st</sup> Quarter FY 2022

The attached report summarizes the year-to-date activity for the Office of Commissioner of Higher Education (OCHE) budget for the fiscal year 2022. The budget for personnel, travel, and current expenses is categorized using four separate programs. These programs are Administration, Pass-Through, Financial Aid, and Utah Medical Education Council. The attached report compares the year-to-date expenses with the percentage of the year that has passed. This helps in evaluating how well expenses are tracking with the budget. Reasons for variations are as follows.

### **Pass-through and Financial Aid**

Pass-through and financial aid programs represent funds that our office receives and passes/transfers onto institutions. Because most of these funds are transferred during the first quarter, this creates a larger variance in the report; therefore, the expenses for the rest of the fiscal year will be minimal.

Most of the personnel budget for the pass-through funds is represented by a yearly payment made in the first quarter to the University of Utah's IT department. This is for the Northstar program and is supported through both state appropriations and payments from eight institutions.

Historically, the personnel cost for the scholarship team was shared between UHEAA and OCHE. After the budget was adopted, it was determined that the employee support by UHEAA's budget would be more appropriate to include in OCHE. Because of this, we expect to see a higher personnel expense than budgeted for in FY22.

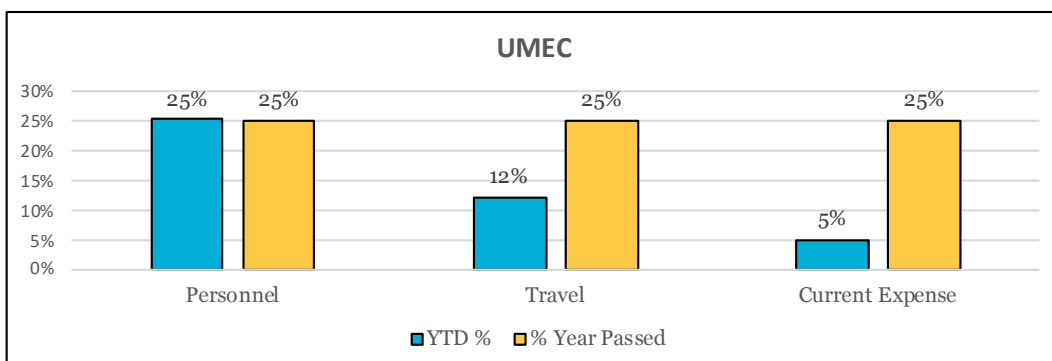
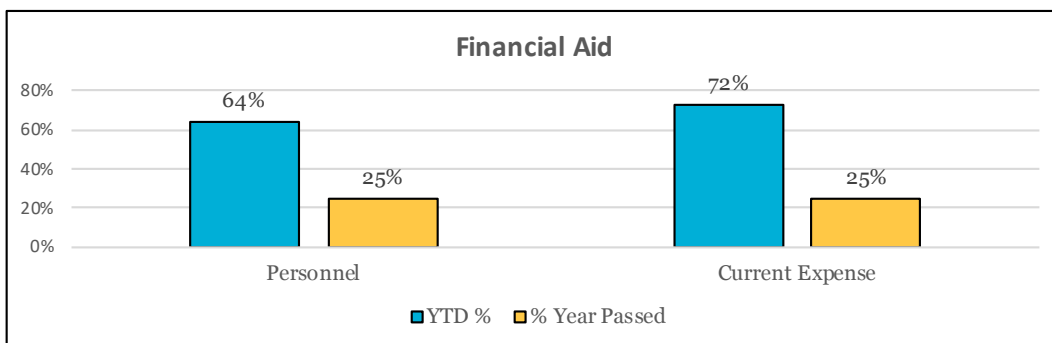
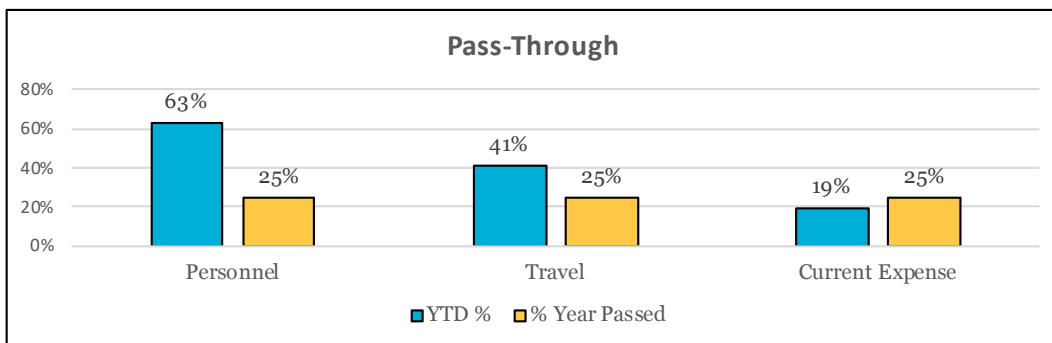
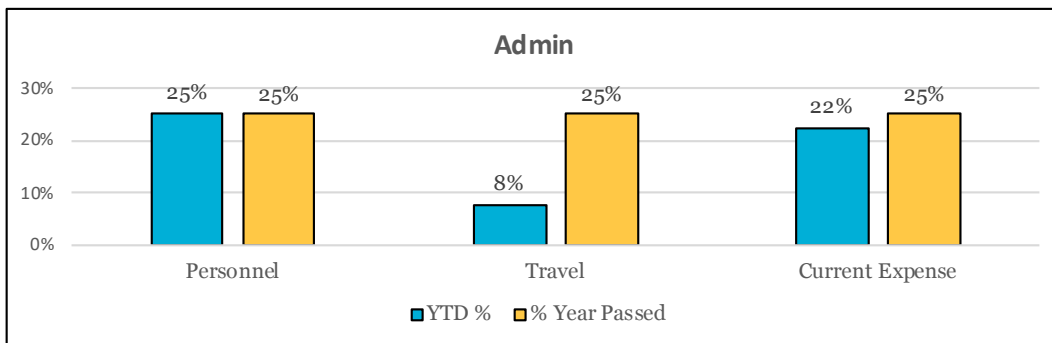
### **Summary**

Comparing the year-to-date expense with the percentage of the year that has passed gives us a way to make sure that the expenses are within the budget. With some slight variations, primarily due to timing, the expenses are well within the established budget.



**Utah Board of Higher Education  
FY22 Quarterly Budget Report  
As of September 30, 2021**

Administration	FY22 Budget	Q1	YTD %
Personnel	6,161,517	1,553,170	25%
Travel	117,492	8,928	8%
Current Expense	1,821,865	409,132	22%
Pass-Through			
Personnel	537,345	338,280	63%
Travel	4,300	1,755	41%
Current Expense	21,059,874	4,001,916	19%
Financial Aid			
Personnel	123,814	79,273	64%
Travel	1,365	-	0%
Current Expense	32,692,621	23,635,429	72%
UMEC			
Personnel	666,328	167,978	25%
Travel	20,000	2,425	12%
Current Expense	1,327,972	64,033	5%





November 18, 2021

## Moral Obligation Certification

Utah Code 53B-21-102(1)(c) requires the chair of the Board of Higher Education to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. All USHE institutions confirm they have sufficient financial resources to make all debt service payments for the calendar year 2022.

The state legislature authorizes the Board of Higher Education to issue bonds for USHE institutions to finance buildings based on revenues pledged from the operation of buildings, student fees, or proprietary activities. Revenue bonds issued by the Board are not indebtedness of the State of Utah but are secured by a pledge known as a “moral obligation” that the state may intercede to appropriate funds if a USHE institution cannot pay debt service obligations.

The statutory moral obligation requires the chair of the Board to certify to the governor whether any USHE institution requires assistance to meet debt service obligations or restore a shortfall in a debt service reserve fund. The governor is not obligated to include the debt service in the governor’s budget recommendations, nor is the state legislature obligated to appropriate funds to cover the shortfall. The moral obligation allows USHE to receive a higher credit rating based on the state’s “AAA” credit and thereby issue bonds at lower interest rates.

For the calendar year 2022, all eight USHE institutions with outstanding revenue bond debt certify in the attached letters to the Commissioner that they have sufficient revenue to pay principal and interest payments and that all debt service reserve funds are fully funded and will not need any additional legislative appropriations. The chair of the Board will not need to make a certification to the governor for 2022.

### Commissioner’s Recommendations

This is an information item; no action is required.

### Attachments

October 13, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

**The University of Utah** hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of the **University of Utah** are fully funded as required by the related authorizing proceedings and therefore the **University of Utah** will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. The **University of Utah** also hereby acknowledges and confirms that the **University of Utah** has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for the **University of Utah** for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Sincerely,



Cathy Anderson  
University of Utah  
Chief Financial Officer



October 30, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
Board of Higher Education Building, The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of the institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

Utah State University hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of the University are fully funded as required by the related authorizing proceedings and therefore the University will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. Utah State University also hereby acknowledges and confirms that the University has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for Utah State University for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Sincerely,

David T. Cowley  
Vice President  
for Business & Finance



November 1, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
Board of Higher Education Building, The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of the institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

Weber State University hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of Weber State University are fully funded as required by the related authorizing proceedings and therefore the University will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. Weber State University also hereby acknowledges and confirms that the University has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for Weber State University for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Sincerely,

A handwritten signature in black ink, appearing to read 'Steven E. Nabor'.

Steven E. Nabor, C.P.A.  
Chief Financial Officer  
Weber State University

October 1, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
Board of Higher Education Building, The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of the institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

Southern Utah University (SUU) hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of SUU are fully funded as required by the related authorizing proceedings and therefore the University will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. SUU also hereby acknowledges and confirms that the University has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for SUU for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Kind Regards,



Marvin L. Dodge  
CFO, Vice President for Finance & Administration  
Southern Utah University

Paul Morris  
Vice President of Administrative Affairs  
435-652-7504  
morris@dixie.edu

September 22, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
Board of Higher Education Building, The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of the institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

Dixie State University hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of the University are fully funded as required by the related authorizing proceedings and therefore Dixie State University will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. Dixie State University also hereby acknowledges and confirms that the University has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for Dixie State University for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Sincerely,



Paul Morris  
Vice President of Administrative Affairs



UTAH VALLEY UNIVERSITY

ASSOCIATE VICE PRESIDENT FOR FINANCE

September 24, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
Board of Higher Education Building, The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

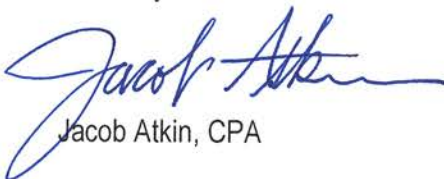
Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of the institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

Utah Valley University hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of the University are fully funded as required by the related authorizing proceedings and therefore the University will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. Utah Valley University also hereby acknowledges and confirms that the University has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for Utah Valley University for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Sincerely,



Jacob Atkin, CPA





OFFICE OF FINANCE AND ADMINISTRATIVE SERVICES

November 1, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
Board of Higher Education Building, The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of the institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

Snow College hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of Snow College are fully funded as required by the related authorizing proceedings and therefore Snow College will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. Snow College also hereby acknowledges and confirms that Snow College has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for Snow College for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Sincerely,

Carson Howell  
Vice President of Finance and Administrative Services



November 1, 2021

Dr. David Woolstenhulme, Commissioner  
Utah System of Higher Education  
Board of Higher Education Building, The Gateway  
60 South 400 West  
Salt Lake City, Utah 84101-1284

Subject: 2022 Certification for the State's Moral Obligation Pledge

Dear Commissioner Woolstenhulme:

Revenue bonds issued by the State Board of Higher Education on behalf of the institutions are not indebtedness of the State of Utah. However, U.C.A. 53B-21-102(1)(c) requires the Chair of the Board to certify annually by December 1 any amount required to restore debt service reserve funds or to meet projected shortfalls of principal or interest for the coming year. Based on the Chair's certification, the Governor may request a legislative appropriation to restore the debt service reserve fund or meet a projected principal or interest payment deficiency.

Salt Lake Community College hereby acknowledges and confirms that the debt service reserve funds established for bonds issued by the State Board of Higher Education on behalf of the College are fully funded as required by the related authorizing proceedings and therefore the College will not need any legislative appropriations to restore any debt service reserve funds established for such bonds. Salt Lake Community College also hereby acknowledges and confirms that the College has sufficient revenue projected for calendar year 2022 (January 1, 2022 to December 31, 2022) necessary to pay the required principal and interest payments for bonds issued by the State Board of Higher Education for calendar year 2022. The Board of Higher Education will not need to certify to the Governor any amount needed for Salt Lake Community College for purposes of U.C.A. 53B-21-102(1)(c) for calendar year 2022.

Sincerely,

A handwritten signature in blue ink, appearing to read "Jeffrey J. West", with a long horizontal flourish extending to the right.

Jeffrey J. West  
Vice President for Finance & Administration/CFO

cc: Debra Glenn, Travis Kartchner