



State of Utah

SPENCER J. COX
Governor

DEIDRE M. HENDERSON
Lieutenant Governor

Department of Government Operations Division of Facilities Construction and Management

JENNEY REES
Executive Director

JAMES R. RUSSELL
Division Director

To: Snow College
From: Jim Russell, DFCM Director
Date: November 15, 2022
Subject: **Snow College Innovation Agricultural Center**
Requester: Carson Howell, Vice President of Finance and Administrative Services

Authorization

DFCM has approved the Innovation Agricultural Center to proceed as authorized by UCA 63A-5b-404 and as detailed in this document (including the attachments).

Background

The Innovation Agricultural Center is a 250 x 250 ft. steel structure with associated concrete work and will be used as an enclosed riding arena, equine therapy education location as well as agriculture and animal sciences use. The funding for this project will be provided by an Economic Development Administration grant received by Snow College for \$2,400,000 and requires matching funds for \$600,000 to cover the project budget. The College has met the matching requirements through a combination of land value and donations. Snow College has the funding to cover the anticipated project budget of \$3,000,000 for this project and has provided a funding commitment letter to DFCM.

Snow College has indicated they will not request appropriations from the Legislature for this project nor will they request an increase in state funding for O&M or capital improvements. All future O&M and improvement costs associated with this addition will be funded by donations and revenues generated by the College.

The Snow College Board of Trustees approved the project at their October 26, 2022 meeting.

DFCM Authority

63A-5b-404. Exceptions to requirement of legislative approval for capital development projects.

- (1) (a) Except as provided in this section, a capital development project may not be constructed on state property without legislative approval.

- (b) The division may authorize a capital development project on state property without legislative approval only as provided in this section.
- (2) (a) Legislative approval is not required for a capital development project that consists of the design or construction of a new facility if:
 - (i) the division determines that the requesting agency has provided adequate assurance that state funds will not be used for the design or construction of the facility;
 - (ii) the agency provides to the division a written document, signed by the head of the agency:
 - (A) stating that funding or a revenue stream is in place, or will be in place before the project is completed, to ensure that increased state funding will not be required to cover the cost of operations and maintenance for the resulting facility or for immediate or future capital improvements; and
 - (B) detailing the source of the funding that will be used for the cost of operations and maintenance and for immediate and future capital improvements to the resulting facility; and
 - (iii) the division determines that the use of the state property:
 - (A) is appropriate and consistent with the master plan for the property; and
 - (B) will not create an adverse impact on the state.
- (b) For a facility constructed without legislative approval under Subsection (2)(a), an agency may not request:
 - (i) increased state funds for operations and maintenance; or
 - (ii) increased state capital improvement funding.

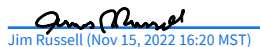
R23-24-4. Policy

Utah Administrative Code R23-24-4 applies, provided that references therein to the Utah State Building Board shall mean DFCM.

DFCM is confident that Snow College has met the requirements as indicated above and can move forward with this non-state funded project.

Please let me know if you have any additional questions.

Sincerely,


Jim Russell (Nov 15, 2022 16:20 MST)

James R. Russell, Director
Division of Facilities Construction and Management



OFFICE OF FINANCE AND ADMINISTRATIVE SERVICES

November 8, 2022

Jim Russell
Utah Division of Facilities Construction and Management
4315 South 2700 West, FL 3
Taylorsville, UT 84129

RE: Snow College Innovative Agricultural Center

Mr. Russell,

As per R702-4, the Snow College Board of Trustees has approved a non-state funded capital development project to be called the Innovative Agricultural Center. This project is funded by an Economic Development Administration (EDA) grant received by Snow College. The grant is for a total of \$3,000,000, but requires \$600,000 in matching funds. Snow College has met the matching requirement through a combination of land value and donations. Snow College has the funding in place to cover the anticipated project budget of \$3,000,000 for this project and will provide a funding commitment letter to DFCM upon request. The Snow College Board of Trustees approved the project on October 26, 2022. We now request approval of this project from the Division of Facilities Construction and Management.

This project consists of a 250x250 steel structure and associated concrete work. The structure will be used as an enclosed riding arena and equine therapy education, among other agricultural and animal science uses. Snow College has sufficient funding in place to cover the O&M and Capital Improvement costs and will not require additional state funding for this project. Snow College also will not request any future O&M or Capital Improvement funding for this project.

Please feel free to reach out to me with any questions or additional requests.

Sincerely,

Carson Howell
Vice President of Finance and Administrative Services

CC:

Stacey McIlff, Interim President
Jay Olsen, Interim Dean of Business and Technical Education
Malin Francis, Director of Facilities and Planning



United States Department of Commerce
Economic Development Administration
Denver Regional Office
1244 Speer Boulevard, Suite 431
Denver, Colorado 80204

August 16, 2022

In reply refer to:
Investment No.: 05-79-06191

Dr. Carson Howell
Vice President, Finance, and Administrative Services
Snow College
150 College Avenue
Ephraim, UT 84627-1550

Dear Dr. Howell:

The Department of Commerce's Economic Development Administration (EDA) has approved your application for a \$2,400,000 EDA investment for Snow College Innovative Agriculture Center.

The signed Financial Assistance Award is enclosed. Your agreement to the terms and conditions of the award should be indicated by the signature of your principal official on the signed Financial Assistance Award. The executed copy should be returned to the Economic Development Administration. If not signed and returned within 30 days of receipt, EDA may declare the Award null and void. Please do not make any commitments in reliance on this award until you have carefully reviewed and accepted the terms and conditions. Any commitments entered into prior to obtaining the approval of EDA in accordance with its regulations and requirements will be at your own risk.

EDA's mission is to lead the federal economic development agenda by promoting innovation and competitiveness, preparing American regions for growth and success in the worldwide economy. EDA implements this mission by making strategic investments in the nation's most economically distressed communities that encourage private sector collaboration and creation of higher-skill, higher-wage jobs. EDA investments are results driven, embracing the principles of technological innovation, entrepreneurship, and regional development.

EDA shares your expectations regarding the impact of this investment and looks forward to working with you to meet the economic development needs of your community.

Sincerely,

A handwritten signature in black ink that reads "Angela B. Martinez". The signature is fluid and cursive, with the first name "Angela" being the most prominent.

Angela B. Martinez
Regional Director
Denver Regional Office

Cc: Jamie Hackbarth, EDR

Enclosures



BOARD OF TRUSTEES MEETING AGENDA
WEDNESDAY, OCTOBER 26, 2022 • 8:30 AM
ZOOM ONLY • ANCHOR LOCATION – NOYES BUILDING

1. Welcome Leslie Keisel, Chair of the Board

ACTION ITEMS

2. USHE Performance Metrics (Tab A) Stacey McIlff, President
3. Agriculture Center Carson Howell, Vice President for Finance & Admin Services
4. Advancement and Tenure Recommendations (Tab B) Melanie Jenkins, Provost

INFORMATION ITEMS

5. Goals & Report from the President (Tab C) President McIlff
6. Internal Audit & USHE Shared Services Vice President Howell

EXECUTIVE SESSION (IF NEEDED)

Closed Meeting may be held to discuss any one of the matters allowed by Utah Code § 52-4-205, including: (1) discussion of the character, professional competence, or physical or mental health of an individual; (2) strategy sessions to discuss pending or reasonably imminent litigation; (3) strategy sessions to discuss the purchase, exchange, lease, or sale of real property, including water rights or shares; (4) discussion regarding deployment of security personnel, devices, or systems; or (5) investigative proceedings regarding allegations of criminal misconduct.

CALENDAR ITEMS:

November 21, 2022	Board of Trustees Meeting (Richfield)
January 17, 2023	Board of Trustees Meeting (Ephraim)
February 15, 2023	Board of Trustees Meeting (Zoom)
March 17, 2023	Board of Trustees Meeting (Richfield)
May 4-5, 2023	Commencement (Richfield & Ephraim)

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 the board secretary (435-283-7013 or marci.larsen@snow.edu), at least three working days prior to the meeting.

Snow College
Innovative
Agricultural Center
Non-State Funded Capital
Development



Economic Development Administration Grant

- \$3M total award
- \$2.4M from EDA
- \$600k match required from Snow College



Purpose of Building

- Focused on job training and creation for nine rural counties
- This building will be used for educational purposes with an agricultural emphasis, which will include classrooms and a rodeo/equestrian riding arena.

