

MINUTES  
FROM THE  
COMMUNITY DEVELOPMENT & CAPITAL IMPROVEMENT PROJECTS  
BOARD MEETING (CDCIP)  
Monday, February 06, 2017  
451 South State Street, **Room 118**  
City & County Building  
Salt Lake City, Utah  
*5:30 p.m.*

1. **Board Members**

Mario Organista  
Jade Sarver  
Donald Butterfield  
Jennifer McGrath  
Julie Bjornstad  
Loree Hagen  
Sheila Walsh-McDonald

**Also Present**

Michael Akerlow  
Melissa Jensen  
Holly Draney  
Todd Reeder  
Shyann Herbert

2. **Staff Updates**

There were no updates by staff.

3. **Approval of the minutes of the January 30, 2017 meeting.**

Ms. McGrath asked for a motion to approve the minutes. Ms. Hagen moved to approve the minutes of January 30, 2017 as presented. Ms. Bjornstad seconded the motion. Motion carried unanimously.

4. **Business**

A. Welcome

Ms. McGrath welcomed the CDCIP Members and opened the meeting on February 06, 2017 at 5:34PM.

B. Application Review

1. Sorenson Multicultural Center Sport Court/HVAC: Mr. Cleland The Director of Public Utilities stated that the Sport Courts and the HVAC were submitted together in one application last year, and that \$483,408 was funded for the Sports Courts. Now looking to fund the HVAC portion of the project, as well as some critical repairs in the locker room funded. Mr. Cleland noted that full amount would cover funding for HVAC and the locker room repairs. Ms. McGrath asked the board if there were any questions on the application. There were no further questions.

2. Leonardo – New Escalators: Mr. Cleland mentioned to the Board that the escalators in the Leonardo building need to be replaced; the escalators have and architectural significance to the building, and are the main mode of transportation for all guest of the museum between the levels of the building. Mr. Cleland stated that there is always at least one section of the escalators broken down, and when they are out of service, they cannot be used as normal stairs because it would be a safety hazard. Mr. Cleland noted that Public Facilities could build stairs, but cost would be similar to escalators. Mr. Sarver asked about phasing the project. Mr. Cleland responded that the project could be phased into two years. If project is phased funds would be held to construct project all at once. Could also be phased in thirds but not as productive to do that. Mr. Akerlow asked what the mode of transportation is when the escalators are shut down. Mr. Cleland followed up that the elevator is the only option, but it is not efficient because when school groups or families come in the groups tend to get broken up. Ms. Bjornstad asked what the cost of maintenance has been. Mr. Cleland stated that there have been two major problems both costing over \$35K each, so for the full year it was well over \$70K. Ms. McGrath asked the board if there were any other questions. There were no further questions.

3. Parks and Recreation Building – HVAC Upgrades: Mr. Cleland provided the Board with information on the Parks and Recreation Building; this building has five residential units and the building is roughly 250,000 square feet. Mr. Cleland mentioned that these units were not built to last 30 years at the capacity they are operating. Employees that work in this building are very uncomfortable because the temperature is difficult to regulate. Mr. Cleland stated that this project has been re-engineered with new units, and that the efficiency could save 30% in utility costs. Ms. Hagen asked if the department was getting competitive bids for this project. Mr. Cleland responded that yes they are required to get multiple competitive bids.

4. Library Parking Structure Security Upgrade: Mr. Cleland informed the Board that the Library closes at 9:00 PM every night and at that time people start to seek refuge in the parking garage. Mr. Cleland stated that the proposed project would be for roll down gates with locking mechanisms at the stairwells and vehicle ramps. Ms. Hagen asked when the most problematic hours were. Mr. Cleland explained that the high-risk hours are from 9:00 PM until morning daylight. Ms. Walsh-McDonald inquired about who uses the parking garage. Mr. Cleland clarified that all employees at this campus as well as City Attorneys, Court Officials, and Prosecuting Attorneys have access to this parking garage. Mr. Organista asked if this funding would provide a security system and personnel. Mr. Cleland disclosed that this funding would only be for a security system that would be computerized for lock down at programed times. Mr. Sarver asked where the quotes for glass came from. Mr. Cleland informed the Board that the City has a contract with Vortex doors and this was a quote with contract prices. Mr. Akerlow asked

what the price would be if this project was phase. Mr. Cleland responded that he would have to find out and clarify at a later time.

5. Youth City at Fairmont Park – New Roof: Mr. Cleland stated that the current roof on this building is dilapidated; it was originally constructed with heavy tiles that were not engineered and are too heavy for the structure. Mr. Cleland informed the board that Public Services would like to replace the roof, and use a 50-year architectural shingle, and remove all the tiles. Mr. Akerlow asked how big the building was. Mr. Cleland followed up stating that it was 1100-1300 Square feet, and the estimated cost includes not only shingles but the replacement of the entire roof structure. Ms. McGrath asked if this was a safety hazard. Mr. Cleland responded that they sent an engineer to the building and the engineer's opinion was that it could not collapse with the current bracing, but Mr. Cleland is worried if there is 3-4 feet of snow on the building it would still need to be shoveled off to have a peace of mind that there would be no injury to anyone. Ms. Bjornstad asked if the roof is leaking. Mr. Cleland stated that there is constant maintenance to fix leaks, and there is no way to walk around on the roof to fix things in a simple manner.

6. Public Services Maintenance Facility – Wash Bay Upgrades Design: Mr. Cleland explained to the board that this application was for a design of a new wash bay. Mr. Cleland added that the wash bay is used currently to wash asphalt machines every night, and there are 3-4 machines running each day and that the operators of these machines all get off at the same time every day. Mr. Cleland contributed that it takes approximately 30 minutes to wash each machine; the operators could fit all 3 machines in the wash bay but unknowingly the over spray was going into a gully outside. After clean up, environment tests were performed, and so far no citations have been written. Ms. Hager asked if there was a way to stagger the employee's schedules so the wash bay would be open as each shift got off work. Mr. Cleland informed the board that staggering schedules would be a dramatic change in way that they operated. Ms. Lisa Shaffer the director of Public Services added that altering a work schedule just for wash times is not an ideal solution.

#### C. Other Business

There was no further business.

#### 5. Adjournment

There being no further business. The meeting was adjourned at 6:14 PM.

  
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CDCIP Board Chair

This document along with the digital recording constitute the official minutes of the CDCIP Board meeting held February 06, 2017.