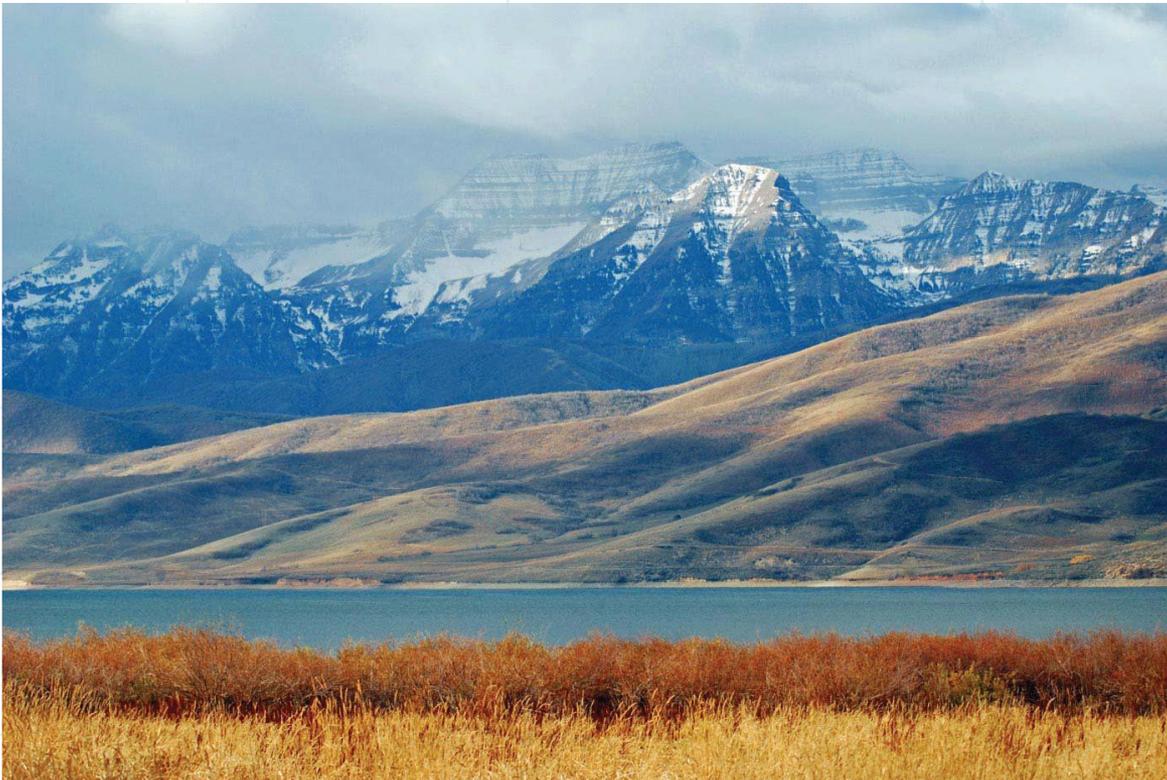




Louis Berger

Correctional Facility Siting - Status



Presented to:
Prison Relocation
Commission

December 3, 2014

MGT 
OF AMERICA, INC.

AGENDA

Correctional Facility Siting – Status

- Siting Process Overview
- PRC-Adopted Siting Criteria
- Site Identification Efforts
- Site Screening Results

Siting Process Overview

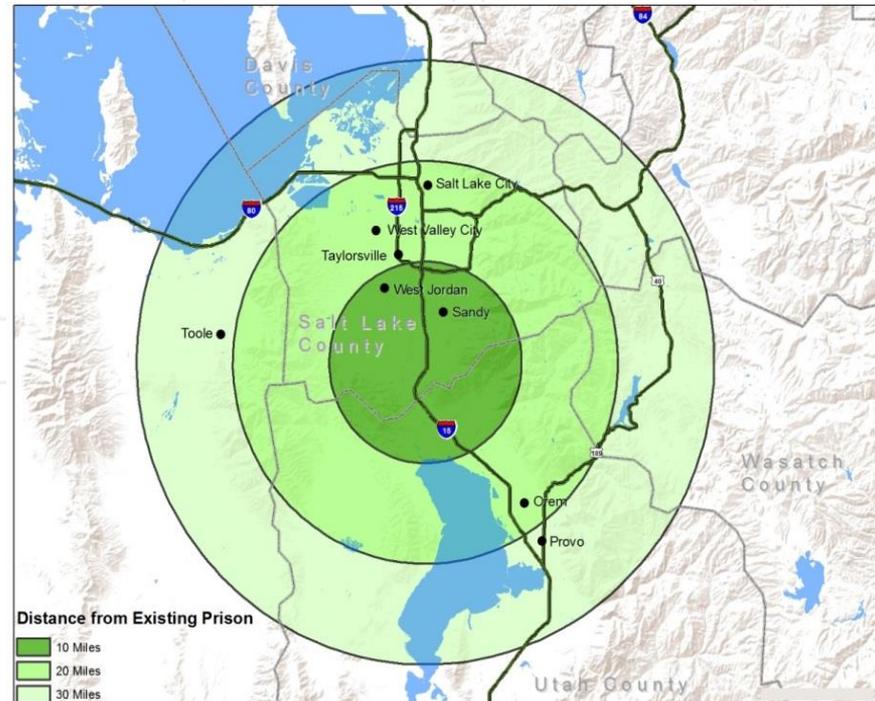
Siting Process Overview

- | | |
|----------------------------------|-----------|
| • Determine Primary Search Area | Completed |
| • PRC Adopts Siting Criteria | Completed |
| • Determine Development Plan | Completed |
| • Inventory Prospective Sites | Completed |
| • Screen Prospective Sites | Completed |
| • Conduct Site Assessments | Pending |
| • Community Outreach/Information | Underway |

Siting Process Overview

Primary Search Area

- Davis County
- Weber County
- Salt Lake County
- Northern Utah County
- Eastern Tooele County
- Southeastern Box Elder County



PRC-Adopted Siting Criteria

Establish Siting Criteria (from H.R.C. 8 and S.B. 268)

- Whether state currently owns land upon which new prison could be constructed
- Efforts of CCJJ to evaluate criminal justice policies to increase public safety, reduce recidivism, and reduce prison population growth
- Future inmate programming that encourages a reduction in recidivism
- Maintaining adequate level of volunteer support
- Maintaining adequate level of staff support
- Proximity to comprehensive medical facilities
- Compatibility with surrounding land uses for foreseeable future
- Appropriations needed from Legislature
- Maximizing overall value to taxpayers
- What phases of construction will be needed
- Maximizing efficiencies and cost savings
- Access to courts
- Visiting and public access
- Expansion capabilities
- Emergency response factors
- Availability of infrastructure
- Role of county jails and sheriffs
- Performance specifications that facilitate high quality correctional program

PRC-Adopted Siting Criteria (September 3, 2014)

Proximity

- To Utah State Prison
- To DOC Staff
- To Medical/Treatment Providers
- To Legal Services

Land and Environment

- Land Area and Topography
- Soil Characteristics
- Wetlands
- Hazard Avoidance

Infrastructure

- Road Access
- Water Supply
- Wastewater Treatment
- Electric Power and Natural Gas
- Telecommunications

Community Services/Other

- Emergency Response Services
- Adjoining and Nearby Land Uses

Development Costs

Community Acceptance

PRC-Adopted Siting Criteria

Category	Weight
• Proximity	35
• Land and Environment	15
• Infrastructure	15
• Community Services/Other	5
• Development Costs	15
• Community Acceptance	<u>15</u>
	100

PRC-Adopted Siting Criteria

Site Screening Team (MGT)

- Urban and Regional Planners
- Civil Engineers
- Environmental Engineers
- Architects
- Environmental Scientists
- GIS Specialists

PRC-Adopted Siting Criteria

Data Sources for Site Screening

- USGS Topographic maps and Seismic Ratings maps
- USFWS National Wetland Inventory maps
- USDA Soil Surveys
- Aerial Photographs
- FEMA Flood hazard maps
- State and Local GIS databases
- Property-owner provided maps, studies, surveys, etc.
- Other sources

Site Identification Efforts

Site Identification Efforts

- **Site Offer Form** on PRC website to solicit prospective sites
- Outreach to land owners, economic development agencies, real estate industry, property representatives
- Use screening process for initial, rapid analyses (no field investigations)
- Use PRC-adopted criteria to rate/rank sites worthy of assessment

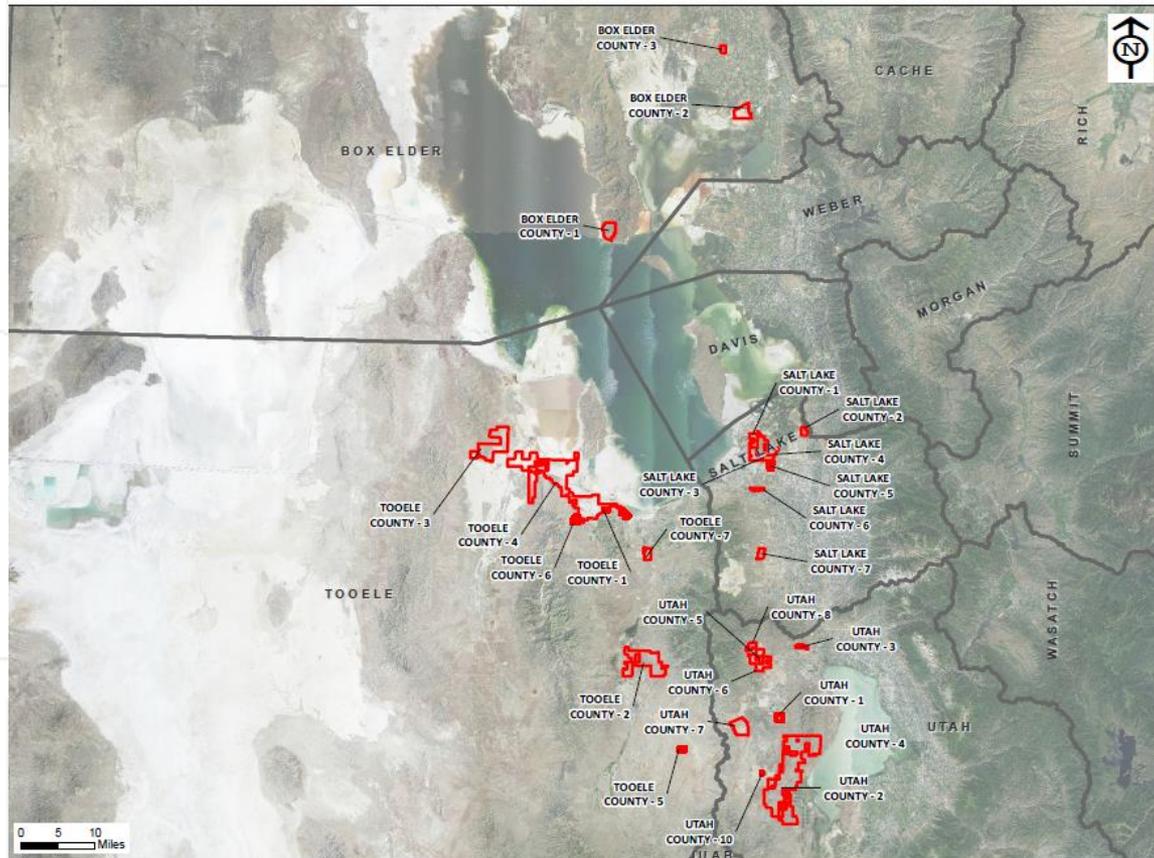
Site Identification Efforts

Eventual Inventory Comprised 26 Sites

- Box Elder County – 3
- Salt Lake County – 7
- Utah County – 7
- Tooele County - 9

Site Identification Efforts

26 Sites Distributed Across Four Counties



Site Screening Results

Site Screening Results

PRC-Adopted Criteria Applied to 26 Sites

Location	Site Name	Rank
Box Elder County	Forest Street / Whistler	26
Box Elder County	Promontory Point	25
Utah County	Utah Valley South / SR 68	24
Utah County	West Utah Lake	23
Tooele County	SR 73 / Five Mile Pass	22
Box Elder County	SR 83 / Bird Refuge	21
Tooele County	I-80 / SR 196	20
Utah County	Cedar Valley #1	19
Utah County	Cedar Valley #2	18
Salt Lake County	SR 201 / 8000 West	17
Salt Lake County	I-80 / 5600 West	16

Site Screening Results

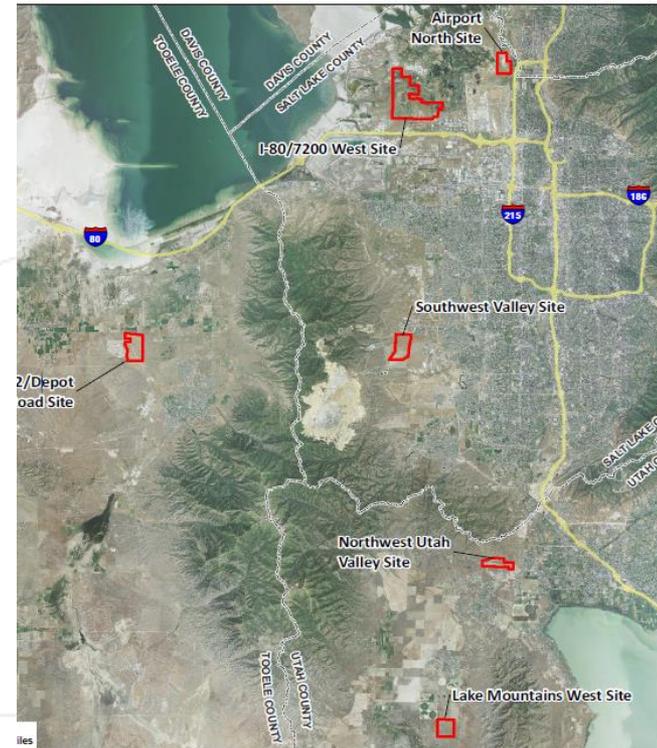
PRC-Adopted Criteria

Location	Site Name	Rank
Salt Lake County	I-80 (International Center West)	15
Tooele County	South Half of I-80 Block	14
Utah County	Lake Mountain Block	13
Tooele County	TAD Block (Rush Valley)	12
Utah County	Southwest Utah Valley	11
Tooele County	I-80 / Burmester Road	10
Utah County	Cedar Valley South	9
Salt Lake County	I-80 / North-South SR 111	8
Tooele County	West Tooele Valley	7
Tooele County	SR 112 / Depot Boundary Road	6
Utah County	Lake Mountains West	5
Salt Lake County	I-80 / 7200 West	4
Utah County	Northwest Utah Valley	3
Salt Lake County	Airport North	2
Salt Lake County	Southwest Valley	1

Site Screening Results

Highly Ranked Sites

- Airport North (Salt Lake County)
- I-80 / 7200 West (Salt Lake County)
- Southwest Valley (Salt Lake County)
- SR 112 / Depot Boundary Rd (Tooele County)
- Northwest Utah Valley (Utah County)
- Lake Mountains West (Utah County)

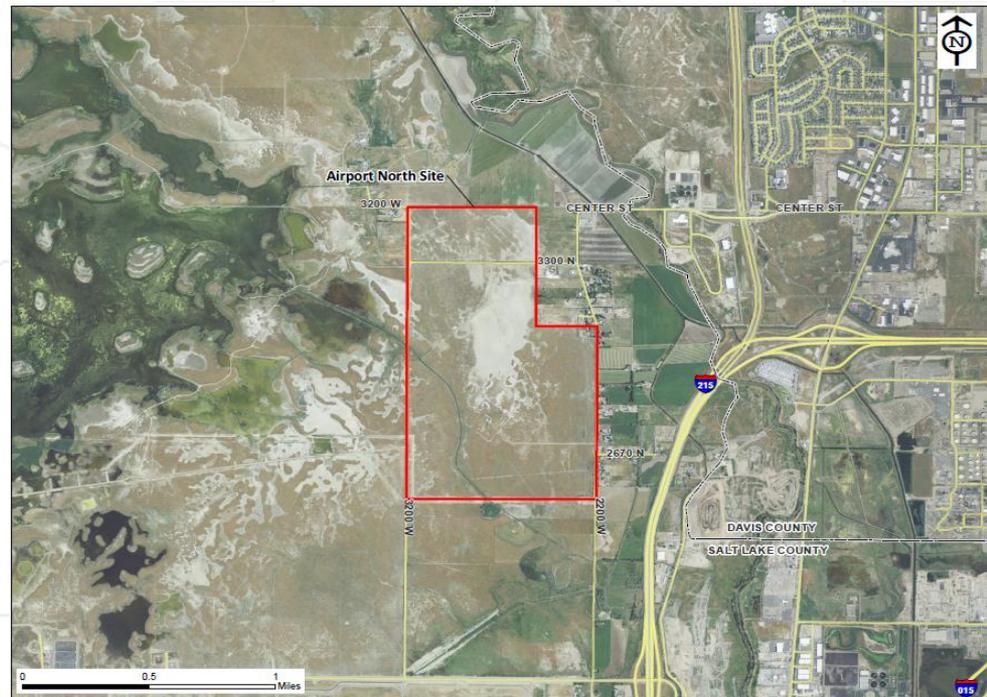


Site Screening Results

Airport North (Salt Lake County)

Strengths:

- Access via I-215, I-15
- 500+ acres
- Level topography
- Isolated location
- Proximity to infrastructure



Conduct Site Evaluations

Airport North (Salt Lake County)

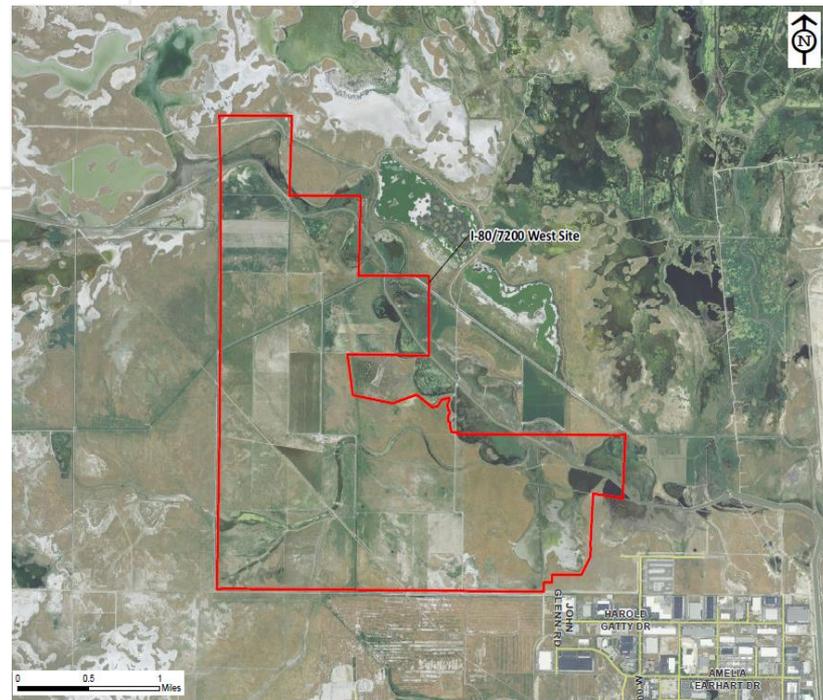


Site Screening Results

I-80 / 7200 West (Salt Lake County)

Strengths:

- Access via I-80, I-15, I-215
- 500+ acres (of 2,000+)
- Level topography
- Relatively isolated location
- Limited environmental constraints
- Proximity to infrastructure



Site Screening Results

I-80 / 7200 West (Salt Lake County)

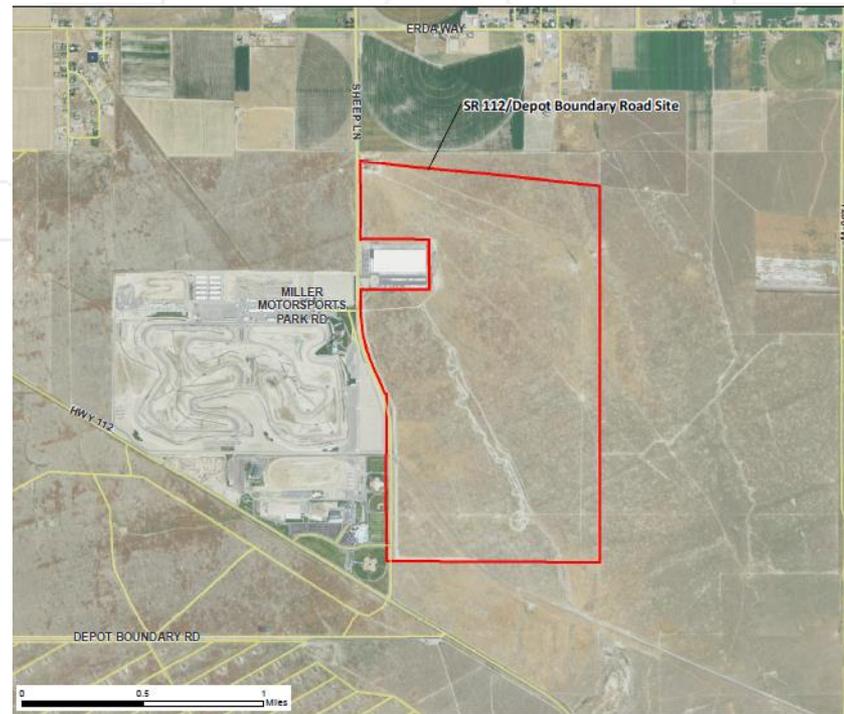


Site Screening Results

SR 112 / Depot Boundary Road (Tooele County)

Strengths:

- 500+ acres (of 900+)
- Adjacent to Motorsports Park
- Accessible via I-80 to SR 36 to SR 138 to Sheep Lane
- Relatively isolated location
- Level topography



Site Screening Results

SR 112 / Depot Boundary Road (Tooele County)



Site Screening Results

Southwest Valley (Salt Lake County)

Strengths:

- Access via SR 48, SR 111
- 500+ acres (of 800+)
- Relatively level topography
- Few development constraints
- Proximity to infrastructure



Site Screening Results

Southwest Valley (Salt Lake County)

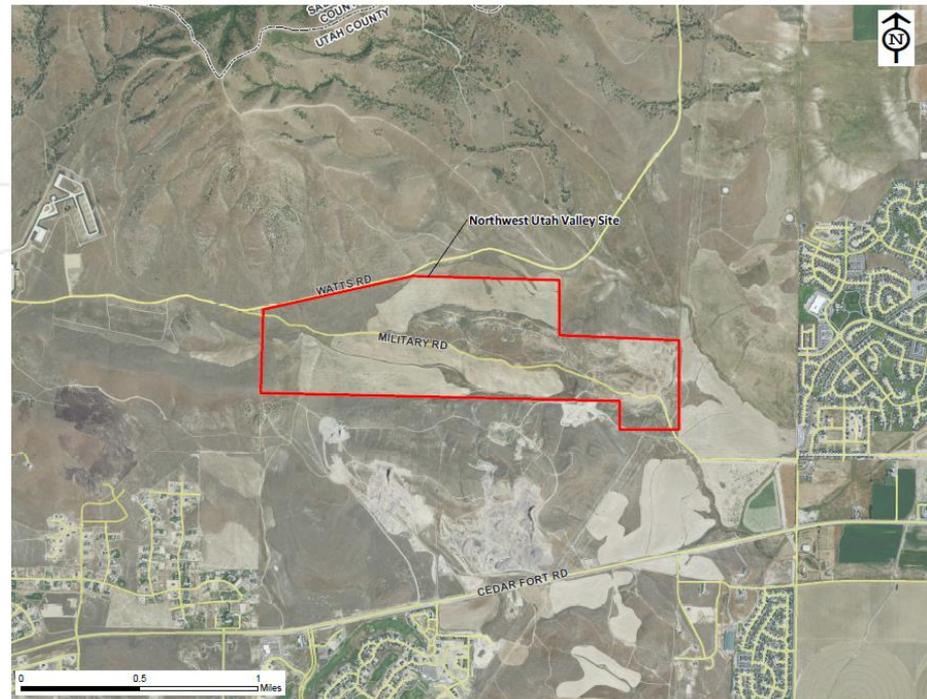


Site Screening Results

Northwest Utah Valley (Utah County)

Strengths:

- Access via SR 68, SR 73
- Isolated location
- Few environmental constraints
- Proximity to infrastructure



Site Screening Results

Northwest Utah Valley (Utah County)



Site Screening Results

Lake Mountains West (Utah County)

Strengths:

- 640+ acres
- Isolated location
- Level topography
- No environmental constraints
- Proximity to infrastructure



Site Screening Results

Lake Mountains West (Utah County)



Site Screening Results

Highly Ranked Sites

- Airport North (Salt Lake County)
- I-80 / 7200 West (Salt Lake County)
- Southwest Valley (Salt Lake County)
- SR 112 / Depot Boundary Road (Tooele County)
- Northwest Utah Valley (Utah County)
- Lake Mountains West (Utah County)