

## Department of Workforce Services Buildings FY 2018

Facility Name and Location	Own/Lease	Square Footage	Annual Rent/Mortgage/Operations & Maintenance	Annual Cost Per Square Foot	FTEs	Square Feet/FTE	Annual Cost/Person	Vacant Offices	Contract Expires	Notes/Explanations of Highest 10% Cost per FTE and/or Square Feet per FTE
Logan Employment Center 180 North 100 West, Logan	Own	20,089	\$ 110,088	\$ 5.48	57.0	352	\$ 1,931	14	6/30/2018	
Brigham City Employment Center 138 West 990 South, Brigham City	Own	5,238	\$ 46,304	\$ 8.84	9.0	582	\$ 5,145	2	6/30/2018	
Ogden Employment Center 480 27th Street, Ogden	Own	23,800	\$ 153,748	\$ 6.46	62.0	384	\$ 2,480	4	6/30/2018	
Clearfield Employment Center 1290 East 1450 South, Clearfield	Own	25,677	\$ 118,628	\$ 4.62	57.0	450	\$ 2,081	15	6/30/2018	
South Davis Employment Center 763 West 700 South, Woods Cross	Lease	8,322	\$ 169,278	\$ 20.34	11.0	757	\$ 15,389	0	7/31/2018	This building has joint usage. Customers utilize a significant portion of the building for access to computers, training, and seminars.
South Administration Building 1385 South State Street, Salt Lake City	Own	18,758	\$ 91,248	\$ 4.86	46.0	408	\$ 1,984	8	6/30/2018	
Metro Employment Center 720 South 200 East, Salt Lake City	Own	36,008	\$ 252,776	\$ 7.02	85.0	424	\$ 2,974	22	6/30/2018	
Midvale Employment Center 7292 South State, Midvale	Own	30,000	\$ 135,640	\$ 4.52	49.0	612	\$ 2,768	14	6/30/2018	
South County Employment Center 5735 South Redwood Road, Taylorsville	Own	36,500	\$ 176,196	\$ 4.83	80.0	456	\$ 2,202	9	6/30/2018	
Tooele Employment Center 305 North Main street, Tooele	Lease	8,121	\$ 170,541	\$ 21.00	17.0	N/A	\$ 10,032	3	12/31/2018	
Refugee Education & Training Center 250 West 3900 South Building B, Salt Lake	Lease	6,398	\$ 76,776	\$ 12.00	23.0	278	\$ 3,338	0	6/30/2020	
Lehi Employment Center 557 East State Street, Lehi	Lease	7,522	\$ 187,980	\$ 24.99	20.0	376	\$ 9,399	3	1/31/2022	The rate per square foot of this location is consistent with the market for comparable space.
Provo Employment Center 1550 North 200 West, Provo	Own	26,600	\$ 144,970	\$ 5.45	46.0	578	\$ 3,152	5	6/30/2018	
Heber Employment Center 69 North 600 West, Heber City	Lease	1,965	\$ 39,300	\$ 20.00	11.0	179	\$ 3,573	0	12/31/2022	
Park City Employment Center 1910 Prospector Ave. Suite 100, Park City	Lease	3,000	\$ 70,211	\$ 23.40	7.0	429	\$ 10,030	0	11/30/2021	This building replaced the former Park City location. The cost for this location is consistent with the Park City real estate market.
Spanish Fork Employment Center 1185 Chappel Drive, Spanish Fork	Lease	10,850	\$ 169,586	\$ 15.63	21.0	517	\$ 8,076	1	3/31/2019	
Nephi Employment Center 625 North main, Nephi	Lease	3,150	\$ 59,913	\$ 19.02	5.0	630	\$ 11,983	3	5/31/2018	This building has joint usage. Customers utilize a significant portion of the building for access to computers, training, and seminars.
Roosevelt Employment Center 180 West 450 South, Roosevelt	Lease	9,405	\$ 169,666	\$ 18.04	23.0	409	\$ 7,377	16	6/30/2018	
Vernal Employment Center 1050 West Market Drive, Vernal	Own	8,816	\$ 73,702	\$ 8.36	20.0	441	\$ 3,685	5	6/30/2018	
Price Employment Center 470 West Price River Drive, Price (see also row 63, "DRS Eastern - Price 475 W Price River Drive, Price")	Lease	20,718	\$ 421,824	\$ 20.36	59.0	351	\$ 7,150	8	6/30/2024	Includes both Employment Center and Vocational Rehabilitation space
Emery County Employment Center 1020 North 550 West (Highway 29), Castle Dale	Lease	2,502	\$ 44,577	\$ 17.82	4.0	626	\$ 11,144	4	11/30/2018	
Moab Employment Center 457 Kane Creek Road, Moab	Lease	7,969	\$ 186,475	\$ 23.40	11.0	724	\$ 16,952	5	6/30/2019	The building has joint usage. Customers utilize a significant portion of the building for access to computers, training, and seminars.

## Department of Workforce Services Buildings FY 2018

Blanding Employment Center 544 North 100 East, Blanding	Lease	8,057	\$ 143,004	\$ 17.75	23.0	350	\$ 6,218	11	6/30/2024	This lease is at DFCM for final signature. The employment center lease space has been reduced. The Vocational Rehabilitation workers will be relocated from their current space within the building into the employment center effective October 1, 2017.
Delta Employment Center 44 South 350 East, Delta	Lease	2,452	\$ 35,554	\$ 14.50	3.0	817	\$ 11,851	0	6/30/2019	
Manti Employment center 55 South Main, Suite #1&2, Manti	Lease	4,837	\$ 81,264	\$ 16.80	18.0	269	\$ 4,515	7	12/31/2020	
Richfield Administrative Building 201 East 500 North, Richfield	Own	5,361	\$ 31,090	\$ 5.80	9.0	596	\$ 3,454	5	6/30/2018	
Richfield Employment Center 115 East 100 South, Richfield	Own	5,600	\$ 58,072	\$ 10.37	18.0	311	\$ 3,226	3	6/30/2018	
Richfield Parking 115 East 100 South, Richfield	Lease	9 stalls	\$ 2,876		-				10/31/2022	
Junction Employment Center 525 North Highway 89, Junction	Lease	265	\$ 4,134	\$ 15.60	1.0	265	\$ 4,134	0	2/28/2020	
Loa Employment center 18 South Main Street, Loa	Lease	355	\$ 5,574	\$ 15.70	1.0	355	\$ 5,574	0	6/30/2019	
Beaver Employment Center 875 North Main Street, Beaver	Lease	1,608	\$ 26,985	\$ 16.78	4.0	402	\$ 6,746	0	8/31/2018	
Cedar City Employment Center 176 East 200 North, Cedar City	Own	14,804	\$ 78,461	\$ 5.30	50.0	296	\$ 1,569	4	6/30/2018	
Panguitch Employment Center 659 North Main, Panguitch	Lease	2,169	\$ 41,211	\$ 19.00	7.0	310	\$ 5,887	2	6/30/2018	
Kanab Employment Center 468 East 300 South, Kanab	Lease	1,850	\$ 36,168	\$ 19.55	1.0	1,850	\$ 36,168	2	9/30/2018	DWS recognizes the square footage per FTE is high in this location. We are waiting for the lease term to expire to make change in this location.
Saint George Employment Center 150 North 400 East, Building B, Saint George	Lease	10,571	\$ 226,414	\$ 21.42	34.0	311	\$ 6,659	0	12/31/2022	
Salt Lake Eligibility Center 150 North 1950 West, Salt Lake City	Own	33,220	\$ 200,317	\$ 6.03	151.0	220	\$ 1,327	52	6/30/2018	
Ogden Regional Center 2540 Washington Blvd., Ogden	Own	29,479	\$ 172,174	\$ 5.84	92.0	320	\$ 1,871	31	6/30/2018	
Provo Regional Center 150 East Center Street, Provo	Own	23,083	\$ 126,752	\$ 5.49	65.0	355	\$ 1,950	34	6/30/2018	
Saint George Eligibility Service Center 40 South 200 East, Saint George	Own	7,400	\$ 66,452	\$ 8.98	37.0	200	\$ 1,796	0	6/30/2018	
DWS North Administration Building 140 East 300 South, Salt Lake City	Own	143,500	\$ 604,135	\$ 4.21	570.0	252	\$ 1,060	101	6/30/2018	
Clearfield Freeport Center Warehouse 5th Street & D Street - C6, Clearfield	Own	10,000	\$ 7,200	\$ 0.72	-			N/A	6/30/2018	
Metro Condo Parking 451 South State Street, Room 418, Salt Lake City	Lease	250 Stalls	\$ 84,930					N/A	6/30/2026	
DWS Metro Parking Lease O & M 140 East 300 South, Salt Lake City	Own	250 Stalls	\$ 82,256					N/A	6/30/2018	
ASPIRE Program 14203 S Minuteman Drive Ste 100, Draper	Lease	2,613	\$ 63,631	\$ 24.35	10.0	261	\$ 6,363	1	4/30/2019	The Aspire program is time limited. The program and building are federally funded
Buffmire Building - UCAT/UAAT, UWIPS, IT and Special Svcs (O&M) 1595 W 500 S, Salt Lake City	Own	31,800	\$ 204,156	\$ 6.42	36.0	883	\$ 5,671	7	6/30/2018	The Buffmire building includes training space, space for the vision system and a workshop for the Utah Center for Assistive Technology where assistive equipment is created, modified and tested
DDS Offices 210 W Harris Avenue, Salt Lake City	Lease	27,300	\$ 688,711	\$ 25.23	96.0	284	\$ 7,174	8	7/31/2020	This building was 'built to suit' for DDS a few years ago. It was sent out for RFP and involved consultation with DFCM. The project met the needs of DDS (independent, secure, etc.) and was completely funded by SSA federal money. The cost is in line with other similar locations.

Information submitted by the state agency.

For more information about the approval process for state buildings, please visit [http://dfcm.utah.gov/UtSBldgBoard/fiveyrprogram/fy2017\\_5yrplan.pdf](http://dfcm.utah.gov/UtSBldgBoard/fiveyrprogram/fy2017_5yrplan.pdf).

## Department of Workforce Services Buildings FY 2018

DRS Central - Payson 910 E 100 N Ste 215, Payson	Lease	3,376	\$ 55,845	\$ 16.54	11.0	307	\$ 5,077	0	4/30/2018	
DRS Central - Delta 520 East Topaz Blvd Ste 109, Delta	Lease	1,360	\$ 26,109	\$ 19.20	2.0	680	\$ 13,054	0	3/31/2019	At the time the lease was renewed in 2014, there were no other real estate options that would meet the business need. The vocational rehabilitation program is a statewide program providing individualized, one-on-one counseling services by qualified professionals. The services provided by this program are effectively provided in-person and require offices to be located throughout the state
DRS Central - Ephraim 351 West 100 North, Ephraim	Lease	529	\$ 9,600	\$ 18.15	2.0	265	\$ 4,800	1	12/31/2020	
DRS Central - Richfield 150 W 1500 S Main, Richfield	Lease	2,400	\$ 49,560	\$ 20.65	3.0	800	\$ 16,520	0	3/31/2019	At the time the lease was renewed in 2014, there were no other real estate options that would meet the business need. One office is used as an itinerant office for evaluators and benefit planners and supervisors traveling to meet with clients in Richfield. The vocational rehabilitation program is a statewide program providing individualized, one-on-one counseling services by qualified professionals. The services provided by this program are effectively provided in-person and require offices to be located throughout the state.
DRS Davis - Centerville 520 Marketplace Drive Suite 130 Centerville	Lease	5,865	\$ 103,151	\$ 17.59	15.0	391	\$ 6,877	1	9/30/2024	This is a new lease replacing the Layton and Bountiful DRS offices. Staff from the Layton and Bountiful offices will relocate to Centerville. This lease begins 10/1/2017.
DRS Downtown - SLC 50 W Broadway Ste 800, Salt Lake City	Lease	9,484	\$ 238,033	\$ 25.10	25.0	379	\$ 9,521	7	1/31/2019	This lease rate reflects the market cost for buildings in the area where it is located.
DRS Eastern - Vernal 320 N. 2000 W, Vernal	Lease	1,398	\$ 12,240	\$ 8.76	5.0	280	\$ 2,448	0	9/30/2021	
DRS Eastern - Moab 125 W 200 S, Moab	Lease	744	\$ 5,807	\$ 7.81	2.0	372	\$ 2,904	1	1/31/2020	
DRS Eastern - Roosevelt 1100 E Lagoon St Ste T22 & T22A, Roosevelt	Lease	538	\$ 3,077	\$ 5.72	2.0	269	\$ 1,539	0	10/31/2018	
DRS Northern - Brigham (O&M) 275 W. 1100 South, Brigham City	Own	2,800	\$ 16,074	\$ 5.74	3.0	933	\$ 5,358	2	6/30/2018	The pattern of Vocational Rehabilitation staff and locations is considered appropriate based on population and area need. The vocational rehabilitation program is a statewide program providing individualized, one-on-one counseling services by qualified professionals. The services provided by this program are effectively provided in-person and require offices to be located throughout the state so that clients can obtain these services without extensive travel or expense.
DRS Northern - Logan 115 W Golf Course Rd, Logan	Lease	4,025	\$ 22,111	\$ 5.49	10.0	403	\$ 2,211	2	6/30/2017	This lease is terminating and will be consolidated into the Logan Employment Center. Occupied from July to October.
DRS Ogden 950 E 25th Street #200, Ogden	LRB	7,945	\$ 114,776	\$ 14.45	-			3	4/30/2027	
DRS Ogden (O&M) 950 E 25th Street #200, Ogden	Own	7,945	\$ 50,852	\$ 6.40	23.0	345	\$ 2,211		6/30/2018	
DRS Provo (O&M) 150 E Center, Ste 3300, Provo	Own	8,749	\$ 47,970	\$ 5.48	24.0	365	\$ 1,999	3	6/30/2018	
DRS South Valley - South Jordan 926 W Baxter Place, South Jordan	Lease	7,170	\$ 149,136	\$ 20.80	23.0	312	\$ 6,484	1	6/30/2019	
DRS South Valley - Heber 175 N Main Street Ste 103, Heber Utah	Lease	850	\$ 18,870	\$ 22.20	2.0	425	\$ 9,435	1	12/31/2022	
DRS Southern Utah - St. George 965 E 700 S Ste 200, 202, 204, St George	Lease	6,016	\$ 141,156	\$ 23.46	15.0	401	\$ 9,410	3	12/31/2022	This lease rate reflects the market cost for buildings in the area where it is located.
DRS Southern Utah - Cedar 925 South Main Street, Cedar City	Lease	3,006	\$ 57,896	\$ 19.26	5.0	601	\$ 11,579	0	1/31/2018	

Information submitted by the state agency.

For more information about the approval process for state buildings, please visit [http://dfcm.utah.gov/UtSBldgBoard/fiveyrprogram/fy2017\\_5yrplan.pdf](http://dfcm.utah.gov/UtSBldgBoard/fiveyrprogram/fy2017_5yrplan.pdf).

1/25/2018

## Department of Workforce Services Buildings FY 2018

DRS Valley West - Taylorsville 5522 S 3200 W, Taylorsville	Lease	7,300	\$ 154,395	\$ 21.15	19.0	384	\$ 8,126	7	7/31/2020	
DRS Valley West - Tooele 982 N Main Street, Tooele	Lease	1,406	\$ 34,574	\$ 24.59	3.0	469	\$ 11,525	0	12/31/2018	This lease was recently extended for one year. Per DFCM the lease rate reflects the cost of space in the area.
DSBVI Salt Lake 250 N 1950 W, Ste B, Salt Lake City	LRB	32,665	\$ 389,263	\$ 11.92	-			7	1/15/2019	
DSBVI Salt Lake (O&M) 250 N 1950 W, Ste B, Salt Lake City	Own	32,665	\$ 124,027	\$ 3.80	33.0	990	\$ 3,758		6/30/2018	The DSBVI location is considered a community center and provides space for community gatherings, partner offices and large areas which are shared with the State Library for the Blind.
DSBVI Training Housing O&M 1991 W 400 N, Salt Lake City	Own	10,490	\$ 49,736	\$ 4.74	-			0	6/30/2018	DSBVI Training & Adjustment Services offers furnished residential apartments as an option for students who live outside the Salt Lake area or who have a demonstrated need and are taking full time classes. There are no employee offices at this location
DSDHH - Sanderson Center O&M 5709 S 1500 W, Taylorsville	Own	32,402	\$ 138,681	\$ 4.28	25.0	1,296	\$ 5,547	3	6/30/2018	This is a community center for the Deaf and Hard of Hearing. As a community center it provides space for community gatherings and activities meeting the needs of the deaf and hard of hearing.
DSDHH - Southern Utah2 1067 E Tabernacle, Stes 9-12, St George	Lease	3,272	\$ 71,328	\$ 21.80	4.0	818	\$ 17,832	1	11/30/2021	This location in St. George is a 'mini' community center for the Deaf and Hard of Hearing providing space for classes, presentations and community activities that benefit individuals who are deaf or hard of hearing. This space meets a need for the disabled community in Southern Utah and the expense is appropriate to the benefit received.
<b>Grand Total for 60 buildings</b>		<b>841,522</b>	<b>\$ 8,225,210</b>	<b>\$ 9.77</b>	<b>2,205</b>	<b>382</b>	<b>\$ 3,730</b>	<b>452</b>		