

## DEVELOPMENT APPROACH

Development at The Point will be constructed on land owned for decades by the State of Utah. The State will initially retain ownership of most of the land, entering into long-term ground leases with private-sector developers to construct the buildings. The private sector will fund most of the development, investing \$2.3 billion in the first phase alone. In addition, public funds loaned to the project for critical infrastructure will be paid back with interest from future revenues.

This approach benefits Utah taxpayers because it:

- Provides a long-term revenue stream that can potentially offset taxes
- Retains the State's land-use authority to ensure the project develops consistent with the public vision
- Preserves flexibility for the State to respond to uncertain market conditions
- Allows taxpayers to share in the increased land value over time

## CONNECTING UTAH'S TRAIL NETWORK

Through extensive public input, the Board has prioritized recreation as a central feature at The Point. Every person who lives, works or visits the site will be within 500 feet of open space, parks or trails. The 1.4-mile River-to-Range trail will connect the Jordan River Parkway Trail to the West with the extensive trail systems in Draper, including the Bonneville Shoreline Trail. The River-to-Range will not only provide recreational opportunities, but also an active way to commute to work at The Point and throughout the Wasatch Front. In addition, it will serve as a natural system for rainwater management with native drought-tolerant landscaping.

## GETTING UTAHNS WHERE THEY NEED TO GO

With support from the Legislature, the Board is working with the Utah Department of Transportation, the Wasatch Front Regional Council and the Utah Transit Authority to connect The Point to surrounding communities through roads, transit and trails. The Point will become a central hub for public transit, including bus, light rail and FrontRunner. A planned new FrontRunner station will connect The Point to the entire Wasatch Front and TRAX will run directly through the site. An internal circulator will provide residents and visitors with a safe and convenient way to access areas around the site quickly.

## PRESERVING OUR PAST

The Board has preserved the Chapel by the Wayside, a non-denominational chapel funded by local donations and built by prisoners. This chapel became a sanctuary for many inmates and serves as a symbol of the site's transformation from a place of restraint into a place of freedom, openness and opportunity.



[info@thepointutah.org](mailto:info@thepointutah.org) | 801-214-1631  
P.O. Box 692 Draper, UT 84020

