



**Minutes of the Meeting
of the
Board of Trustees of the Utah Transit Authority (UTA)
held at UTA FrontLines Headquarters located at
669 West 200 South, Salt Lake City, Utah
March 20, 2019**

Board Members Present:

Carlton Christensen, Chair
Beth Holbrook
Kent Millington

Board Members Excused/Not in Attendance:

Also attending were members of UTA staff, as well as interested citizens and members of the media.

Call to Order, Opening Remarks, and Pledge of Allegiance. Chair Christensen welcomed attendees and called the meeting to order at 9:04 a.m. with three board members present. Following Chair Christensen's opening remarks, the board and meeting attendees recited the Pledge of Allegiance.

Safety Minute. Chair Christensen yielded the floor to Lamount Worthy, UTA Video Security Administrator, for a brief safety message.

Public Comment Period. Public comment was given by Stacia Chavez via online submission. In her comment, which was read for the record, Ms. Chavez requested route 880 serve Sundance Ski Resort for the entire ski season with a schedule that accommodates after school trips in the canyon.

Approval of March 13, 2019 Board Meeting Minutes. A motion to approve the March 13, 2019 Board Meeting Minutes was made by Trustee Holbrook and seconded by Trustee Millington. The motion carried unanimously.

Agency Report. Steve Meyer, UTA Interim Executive Director, mentioned that UTA was listed in the Federal Transit Administration's capital investment grant report, which is a key step in advancing the Ogden bus rapid transit (BRT) project. Mr. Meyer also provided a summary report of ridership on the free fare days held February 28 and March 1, 2019.

Financial Report – February 2019. Brad Armstrong, UTA Senior Manager of Budget & Financial Analysis, delivered the February 2019 financial report. Discussion ensued. Questions on ridership, farebox revenue, the timing of accounting processes, and accounting procedures were posed by the board and answered by Mr. Armstrong.

Chair Christensen introduced Cara Bertot, who is joining UTA as an executive assistant to the board.

R2019-03-02 Modifying the Authority's Organizational Structure. Mr. Meyer explained the proposed modification to the organizational structure, which eliminates the executive position of Chief Safety, Security & Technology. He noted that compliance, safety and security, information technology, and operations analytics and solutions functions will now report to the executive director.

A motion to approve R2019-03-02 was made by Trustee Holbrook and seconded by Trustee Millington. The motion carried unanimously with aye votes from Trustee Holbrook, Trustee Millington, and Chair Christensen.

R2019-03-03 Leasing Reimbursement. Mr. Armstrong summarized the resolution, which authorizes reimbursement for vehicle leases. Managing the leases using a reimbursement process allows financing to meet federal requirements and occur at an optimal time. Discussion ensued. Questions on interest rates, the timing for receipt of the leased vehicles, the potential for missed delivery deadlines, interest charges on vehicles in production, and the types of vehicles ordered were posed by the board and answered by Mr. Armstrong.

A motion to approve R2019-03-03 was made by Trustee Millington and seconded by Trustee Holbrook. The motion carried unanimously with aye votes from Trustee Millington, Trustee Holbrook, and Chair Christensen.

Contracts, Disbursements, Change Orders & Pre-Procurement.

Disbursement: Siemens. Mr. Armstrong explained the disbursement, which is intended to pay Siemens Mobility, Inc. for multiple invoices for light rail parts. Discussion ensued. A question on the types of parts purchased was posed by the board and answered by Mr. Armstrong.

A motion to approve the disbursement was made by Trustee Holbrook and seconded by Trustee Millington. The motion carried unanimously with aye votes from Trustee Holbrook, Trustee Millington, and Chair Christensen.

Pre-Procurement: Bridge Inspections. Mr. Meyer shared the intent to solicit bids for a 3-year commitment to inspect the bridges in the UTA system. Discussion ensued. Questions on the possibility of using resources at the Utah Department of Transportation (UDOT) to perform this work and the number of bridges to be inspected were posed by the board and answered by Mr. Meyer. Mr. Meyer stated that he will look into the feasibility of the UDOT option.

Discussion Items.

Government Relations and Legislative Update. Matt Sibul, UTA Government Relations Director, provided an overall summary of the legislative session. He mentioned that tax reform issues raised during the session will be addressed during the interim period. He then spoke about bills that will impact the agency, including bills affecting UTA governance, affordable housing, air quality, and coordinated mobility. Discussion ensued. A question on when the bill affecting UTA governance will become effective was posed by the board and answered by Mr. Sibul. Trustee Millington suggested speaking with people in other states who are participating in coordinated mobility efforts. Trustee Holbrook and Chair Christensen expressed appreciation to Mr. Sibul and the government relations team for their efforts during the legislative session.

Closed Session. Chair Christensen indicated there was a need for a closed session to discuss pending or reasonably imminent litigation. A motion to enter closed session was made by Trustee Holbrook and seconded by Trustee Millington. The motion carried unanimously and the board entered closed session at 10:03 a.m.

Open Session & Recess. A motion to return to open session was made by Trustee Holbrook and seconded by Trustee Millington. The motion carried unanimously and the board returned to open session at 10:30 a.m. and then recessed the meeting until 3:00 p.m.

Recess. The meeting was recessed until 3:00 p.m.

Reconvene. The meeting reconvened at 3:02 p.m.

R2019-03-04 Approving Ogden Central, Midvale TRAX, and West Jordan City Center Station Area Plans. Paul Drake, UTA Senior Manager of Real Estate & Transit-Oriented Development, summarized the discussion from the advisory board meeting held on March 20, 2019 related to the station area plans. Discussion ensued. A question regarding whether the Midvale station

area plans are to be considered jointly or separately was posed by the board and answered by Mr. Drake and Kevin Leo, UTA TOD Project Specialist I.

A motion to approve R2019-03-04 was made by Trustee Millington and seconded by Trustee Holbrook. The motion carried unanimously with aye votes from Trustee Millington, Trustee Holbrook, and Chair Christensen.

Discussion Items.

TOD Analysis Tool Ranking of Station Area Plans. Chair Christensen stated that the board formally adopted the ranking criteria earlier in the year. He mentioned that UTA will be making selections for its last three legislatively authorized transit-oriented development (TOD) sites, but that this does not preclude private land owners from pursuing TOD options near transit stations.

Mr. Drake shared that there are many criteria used to determine whether a site is ready for transit-oriented development. The analysis tool considers these criteria in generating three different ranking components; overall TOD, growth opportunity, and affordable housing. He then provided information on criteria and rankings by component for various sites, including some with approved station area plans. Mr. Drake also spoke about selection scenarios and requested feedback from the board.

Extended discussion ensued. Questions on the station area plan process, the affordable housing ranking at Murray Central Station, how station areas are defined, the competitiveness of the sites in the current market, the definition of affordable housing, the difference between affordable housing and density, mid-term versus long-term development potential, the composition of the overall TOD score, and notification of rankings to communities were posed by the board and answered by staff. Chair Christensen suggested that given the limited number of sites available for development, it might be best to select projects that are somewhat balanced between the three selection components.

Other Business.

Next Meeting. The next meeting of the board will be on Wednesday, March 27, 2019 at 9:00 a.m.

Adjournment. The meeting was adjourned at 4:05 p.m. by motion.

Transcribed by Cathie Griffiths
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This document is not intended to serve as a full transcript as additional discussion may have taken place; please refer to the meeting materials, audio, or video located at <https://www.utah.gov/pmn/sitemap/notice/520767.html> for entire content.

This document along with the digital recording constitute the official minutes of this meeting.