

CWS/Council Request

Date of Request	5/14/2024
Requested Council Date	5/21/2024
Requesting Staff Member	Derrick Sorensen, Real Estate Manager
Is Item for CWS or Council?	☒ CWS ☒ Council
Type	Discussion Item
Agenda Title	A Consideration of a Resolution of the Salt Lake County Council Authorizing Execution And Delivery Of A Real Estate Purchase Contract With West Valley City And Approving Conveyance Of A Parcel Of Real Property And A Temporary Construction Easement
Description	Salt Lake County owns certain real property located at approximately 2880 West 3650 South, West Valley City, Utah, which is the West Valley Branch of the Salt Lake County Library. City is constructing roadway improvements along 3650 South St and would like to acquire a 2,739-square-foot portion of the Property from the County and a temporary construction easement as part of the Project. On March 26, 2024, the Salt Lake County Council Approved Resolution 6188, declaring the Parcel available for disposal and authorizing execution and delivery of a Real Estate Purchase Contract to the City for the transfer of the Parcel. After approval of Resolution 6188, the City withdrew the March REPC because it contained an erroneous appraisal value for the Parcel. A portion of the Parcel is located within the existing right-of-way and is currently occupied by existing street improvements, which was not accounted for in the calculation of value. The City does not need to pay for the portion of Parcel that is already located in the public right-of-way. The size and shape of the Parcel has not changed, but the appraised value has changed to reflect only the amount required to be paid for the portion of the Parcel outside of the existing right-of-way. The City has submitted a corrected Real Estate Purchase Contract to the County for the acquisition of (1) the Parcel via a quit claim deed and (2) the temporary construction easement via a separate document. The corrected amount offered by the City for the Parcel and the Easement is \$30,300.00, which amount has been reviewed and approved by the Salt Lake County Real Estate Section as full and adequate consideration.

	The Salt Lake County Library Board concurs with this conclusion and has recommended approval the transfer of the Parcel to the City as provided in the Corrected REPC.
Requested Action*	Discussion - Vote Needed
Presenter(s)	Derrick Sorensen
Time Needed	5 Minutes
Time Sensitive or Time Certain?	Yes* ☐ No ☒
Supporting Documents Attached (List)	Resolution & Agreements
Will You be Providing a PowerPoint? If yes, include with this submittal	Yes ☐ No ☒