

*Utah Code 10-8-2 study analysis demonstrating the purpose for appropriation relating to possible purchase of property owned by William Justesen.*

The building originally built and occupied by Fillmore City and the .31 acres on which it sits has been listed for sale by the current owner William Justesen. The property is located on the northwest corner of 100 South Main Street (Millard County tax parcel # F 272-1.) At one time the building functioned as a pizza parlor with a miniature golf course. The empty building and the abandoned golf course which has fallen into disrepair has a detrimental impact on the surrounding properties.

Fillmore City owns the adjacent property to the north. The historic building on this property belongs to the American Legion. The Utah Territorial Statehouse Park and Museum abuts the west side of the Justesen property. The Statehouse is the oldest existing, original building in Utah and the city's main tourist attraction. Both of these historical sites, as well as the green space surrounding them, are used constantly for civic events, celebrations, and youth groups.

The following factors shall be considered in this study as indicated in Utah Code 10-8-2:

- Beautification of this corner will be more appealing to citizens and will attract more tourists visiting historic sites in the vicinity. The museum, park, and swimming pool will all be more visible and accessible.
- The City has more than one purpose for this proposed purchase: (1) to create an aesthetically pleasing entrance to the Statehouse Park; (2) increase the museum's visibility from Main Street; (3) create more green space for public functions held in the park and at the American Legion; (4) enhance the safety of the citizens by increased visibility to oncoming traffic for both pedestrians and motorists. It is reasonable to speculate risks to pedestrians and motorists at the intersection will be minimized and the increased visibility will increase park and museum patronage as well provide more space for celebrations that bring people into the city.
- Acquisition of this property is necessary and appropriate to accomplish the reasonable goals and objectives of the municipality in the area of economic development through tourism and celebrations, as well as the preservation of historic structures and property.