

GOVERNING BOARD MINUTES

Utah State Developmental Center

March 6, 2025, 10:00 am-12:00 pm



Governing Board Members

Tim Mathews, USDC Superintendent

Dr. Scott L. Smith, Public Appointee

Jennifer May, Family Advocate

Angella Pinna, DSPD Director

Tonya Hales, DHHS Assistant Deputy Director

Paul Smith, Public Appointee

Excused

Deanna Wall, Public Member II

Scott Pingree, Family Advocate

Patrick Horrigan, Consumer Advocate

Public / Presenters Present

Mark Forbes, USDC Administrative Director

William Exeter, USDC Project Manager

Shauna Bradley, Records

Lauren Gutierrez, Quality Assurance Director

Business

Electronic Meeting:

This meeting is scheduled to take place at 895 North 900 East, American Fork Utah 84003, and will be conducted both in-person and electronically in accordance with Utah Code Ann. 52-4-202, House Bill 5002, Open and Public Meetings Act. To attend electronically, please call (US) +1 413-308-2315, listen to the prompts, and enter the (PIN: 254703178). Opinions and comments by the public may be presented as the meeting progresses or at the closing, as requested by the USDC Governing Board Chairperson.

Jennifer May proposed a motion to approve the minutes from the Governing Board meeting held on February 13th, 2025. Dr. Smith seconded the motion.

Motion/Minutes Approval

Yea – Paul Smith, Public Appointee

Yea – Jennifer May, Family Advocate

Yea – Tim Mathews, USDC Superintendent

Yea – Dr. Scott Smith, Public Appointee

Yea – Tonya Hales, DHHS Assistant Deputy Director

The motion passes unanimously.

GOVERNING BOARD MINUTES

Utah State Developmental Center

March 6, 2025, 10:00 am-12:00 pm



USDC Projects

USDC Maintenance and Projects Report

Greenhouse update: The greenhouse is now operational and looks great. The punch list walkthrough took place this morning at 9:00 a.m., with only a few minor items remaining. Once these final tasks are addressed, another walkthrough will be scheduled to sign off on substantial completion. The remaining work should take about 10 days and includes touch-ups such as repairing cracks in the concrete and relocating a sensor currently hanging in the middle of the room. An HVAC leak in the headhouse still needs to be repaired. Julie Walters is also working on getting tables ordered for the space. Once substantial completion is signed off, the greenhouse should be fully operational within 45 days.

Comp Therapy Building: Much of the drywall has been installed, and the day programming rooms have been painted. Bill walked through the building yesterday and noted that work is still ongoing in the gymnasium, where painting is in progress. Cottage Enterprises is now complete, and the hallways are progressing well. The pool area looks significantly better now that the roofing is finished, and the ceiling is more visible. The wheelchair ramp still needs adjustments to correct the slope.

A tentative open house date is set for June. However, with current construction and landscaping progress, substantial completion may not be finished by then. Tonya spoke with Nate and Tracy, who mentioned that the governor is not available until July. A soft launch might be possible, with a grand opening planned for a later date.

Riding Arena: Bill met with the architect and project manager from DFCM to review the riding arena plans and received a cost estimate. They are now waiting on funding approval. The updated project includes new stables, and the old ones will be demolished. The new stables will be 70 by 90 feet and will accommodate four horses. The old concrete will be removed, and more sand will be added to improve conditions for the horses and enhance the area's appearance. There are also concerns about the power supply, as Rocky Mountain Power may require a larger transformer. The total estimated cost for the project is \$2,438,815. The board is being asked to round this up to \$2.5 million to allow for contingency.

GOVERNING BOARD MINUTES

Utah State Developmental Center

March 6, 2025, 10:00 am-12:00 pm



The timeline for completion is unclear, but the project is estimated to take 6 to 9 months. Work will not begin until all materials are on site.

Mark previously explored a potential joint venture with Courage Reins Equine Assisted Therapies in Highland. However, their operational costs were too high to be feasible for this project. Regardless, the new arena and stables will focus on community outreach and will benefit the individuals at USDC.

Dr. Smith moved that the Governing Board approve an additional \$1.5 million in funding for the riding arena, bringing the total to \$2.5 million, including the previously approved \$1 million. Jennifer May seconded the motion.

Riding Arena Additional Funding Request Motion Approval

Yea – Paul Smith, Public Appointee

Yea – Jennifer May, Family Advocate

Yea – Tim Mathews, USDC Superintendent

Yea – Dr. Scott Smith, Public Appointee

Yea – Tonya Hales, DHHS Assistant Deputy Director

The motion passed unanimously.

Master Plan Update

The Master Plan draft will be sent to Tim, Angie, and Tonya, with Nate and Tracy possibly reviewing it as well. After review and necessary revisions, the final version should be completed by the end of the month. There will be two weeks to respond to the first draft and another two weeks to address any corrections. The substantial completion for the projects is scheduled for March 31; extending this timeline could result in change orders and additional costs. The board will review the final draft on April 1, ahead of the next board meeting.

It was noted that while many changes are not expected, it would be helpful to review them before finalizing the plan. A question was raised about determining the cost of a potential change order, or whether one would be needed, which Bill will look into. While board approval is not required, the board will have the opportunity to provide feedback on the final product.

The statistical data Deanna has been working on is expected to be completed this month. While this data could be useful for the final plan, incorporating it might

GOVERNING BOARD MINUTES

Utah State Developmental Center

March 6, 2025, 10:00 am-12:00 pm



require a significant change order, as the work has been based on data from the Kem C. Gardner Policy Institute. The new numbers could look quite different and may be valuable for advocacy efforts.

USDC Finance

Sustainability Fund Update

In fiscal year 2025, earnings will total \$683,000, reflecting the \$1.5 million discussed above. Mark clarified that in the sustainability fund activity spreadsheet, interest and lease payments are considered earnings and are spendable, while the principal from land sales is not included. The principal balance—revenue from land sales—cannot be accessed until they reach approximately \$50 million.

USDC is on track to collect \$751,000 in earnings, with \$2.6 million to be disbursed soon. By the end of fiscal year 2025 (June 2025), the remaining balance will be \$683,000. Of this, \$2.5 million is allocated for the riding arena, and \$120,000 will go toward music therapy and other programs.

USDC Community

There are no legislative updates that apply to USDC. Tomorrow is the last day of the legislative session, and the status of funding requests is still unknown. There was an initial discussion about moving the state hospital, but that will not happen during this session. The conversation also included additional mandatory needs for DSPD, which are critical. The original Executive Appropriations Committee list allocated \$6 million to help move people off the DSPD waiting list. The compensation bill includes a 2.5% rate increase and a 1% paid-for-performance increase.