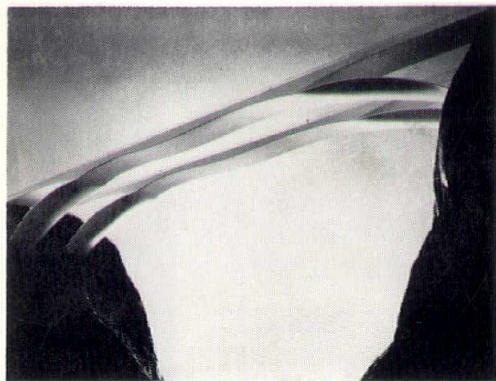
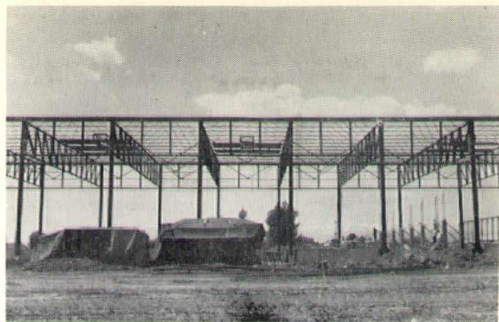


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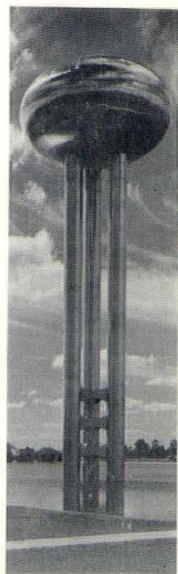
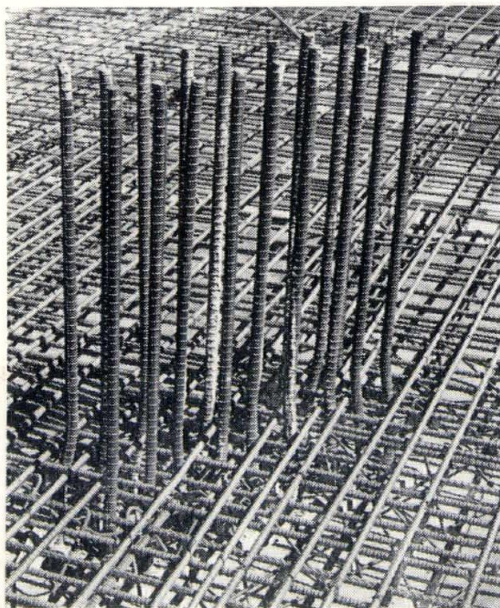


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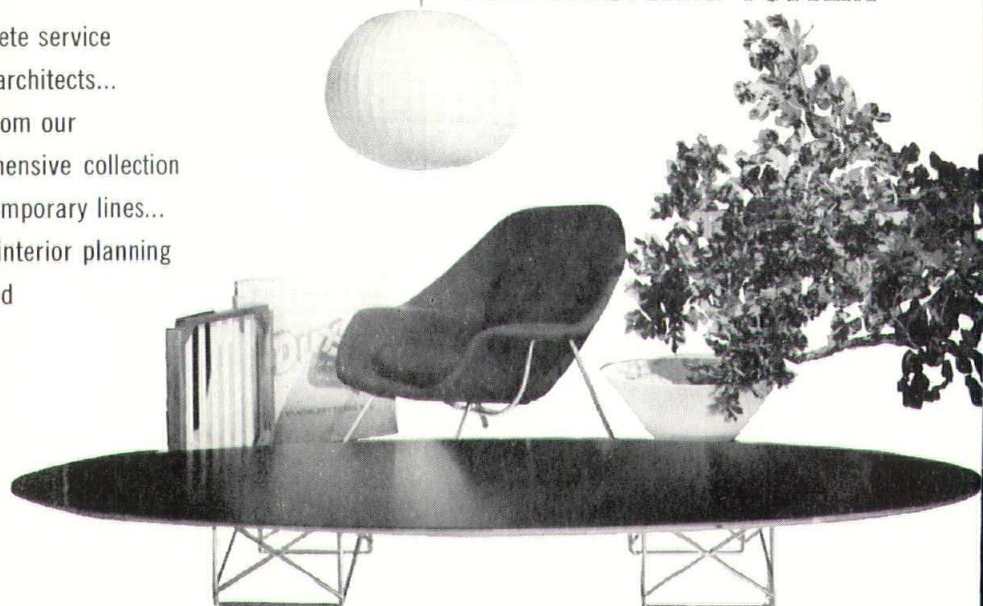
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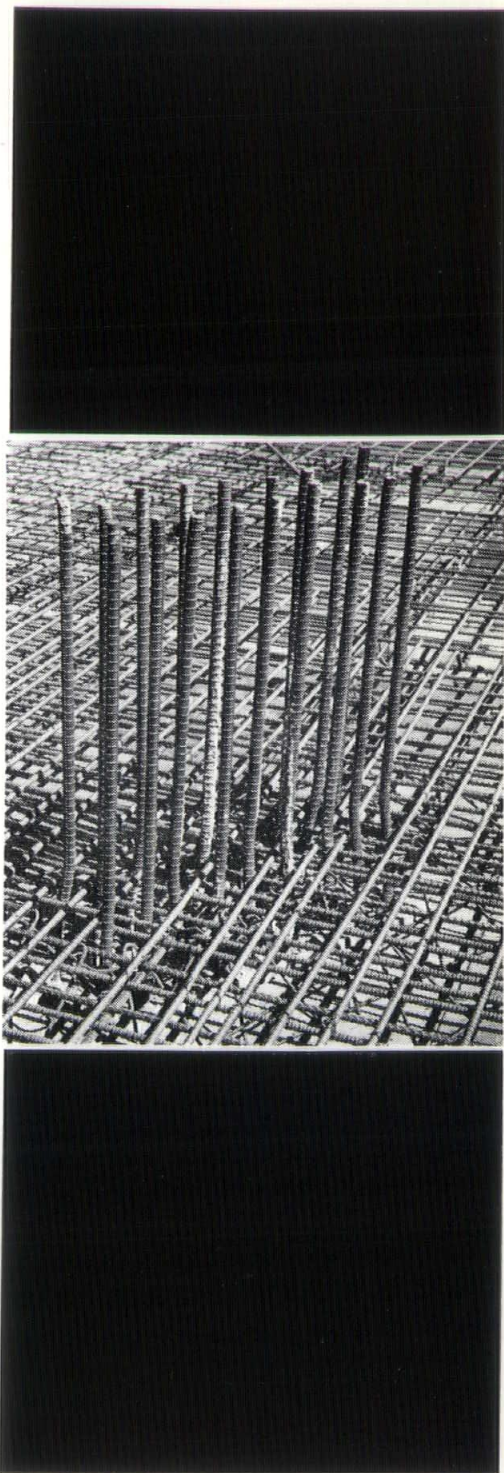
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EDITORIAL

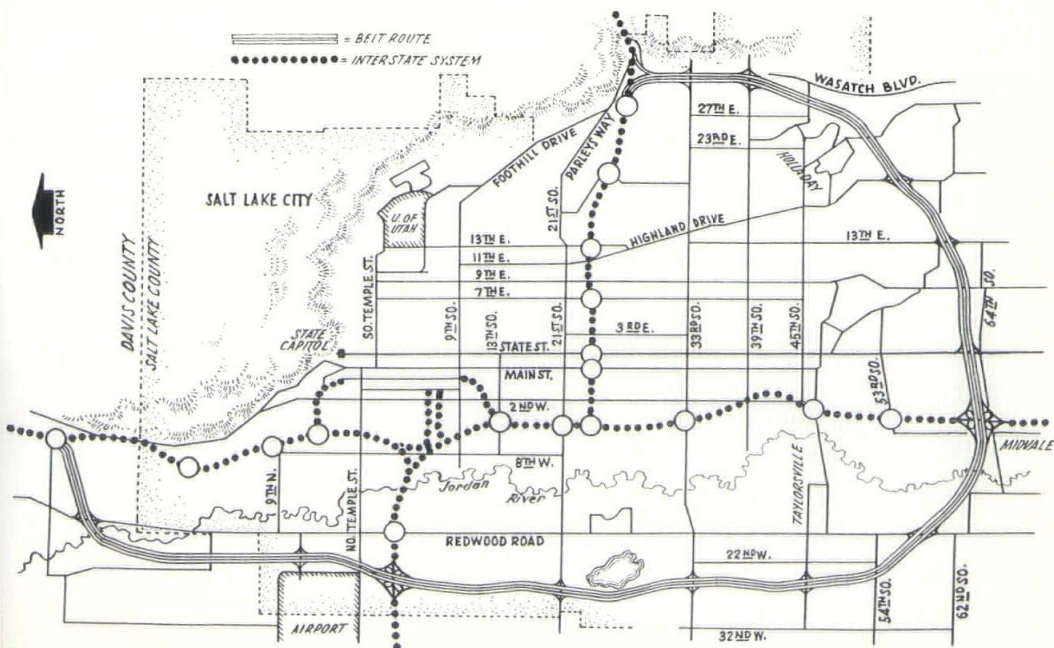
A new freeway will be built circling Salt Lake City. Funds to build this road will come from the Federal Government in a proportion of ninety-five out of every hundred dollars spent.

The purpose of this road is twofold; first, it will provide fast evacuation of the city in the event of a nuclear attack; secondly, it will serve as a military by-pass around the city.

A great many objections have been leveled against the location of this belt freeway. Most of these objections, however, come from persons with interests involving property violation. If the necessity can be justified most of these objections can be reconciled through negotiation; but, the necessity must be thoroughly demonstrated. We assume that the pros and cons surrounding the need for such a road were carefully weighed by congress before authorizing the Bureau of Public Roads to continue with the development of the Federal State Road System. We expect, moreover, that some flexibility will be built into the system in case some realignment is found necessary due to rapidly changing military techniques and altered conditions of technological advancement. A forecast based on a design year of 1975 for volume, growth, vehicle use and land use does not anticipate the possibility of new flexible strategic concepts.

For instance, in the event of an all-out nuclear war of the megaton variety the by-pass distance from city to belt highway seems pitifully small. The fleeing populace would be hopelessly confined to a narrow canyon on the East and bracketed by possible targets on the North and South and an inhospitable desert on the West. Where, we might ask, could the civilian population be evacuated to? Some of our most able strategists feel that several days or a week at most would determine the outcome of this kind of war. One can scarcely see the logic to ground-borne vehicles playing an important role within this short period of time and over such great distances.

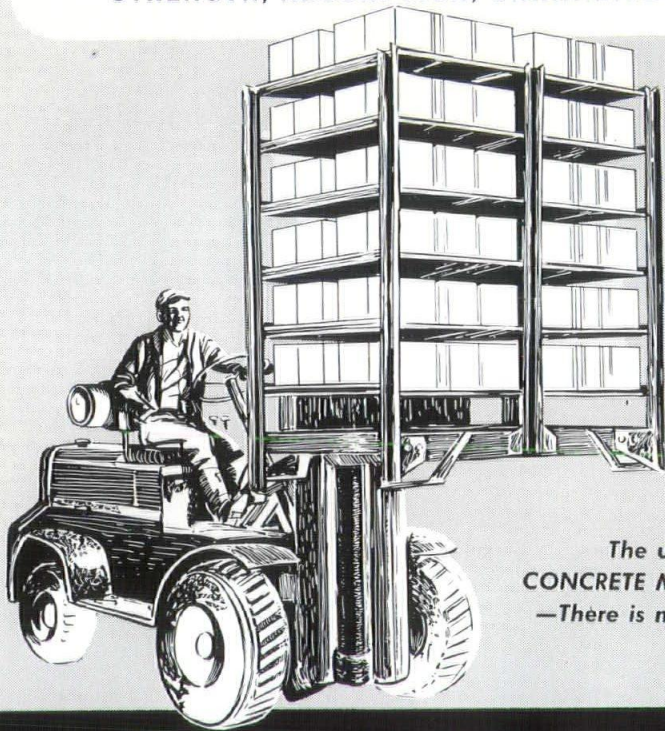
On the other hand, it may be argued, that if we should be forced to fight a limited war somewhat on the scale of the Korean War with the rather archaic means then at our disposal; then, from a military standpoint, such ground-borne means of supply might justify a road system of this nature. We may perhaps suggest that a better criteria for need is readily available within the area of careful planning for civilian uses. For, beyond our fervent hope that fair consideration can be given this proposal, based on facts which have not been slanted one way or the other; lies the knowledge that whatever the outcome, it is still an expensive road and will set the pattern of development for the city for many years in the future.



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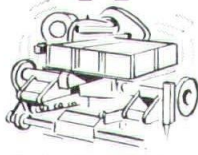
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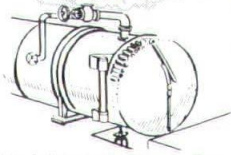
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BUILDING NEEDS
SUMMARY OF RECOMMENDATIONS TO THE 1959 UTAH STATE LEGISLATURE
BY THE UTAH STATE BUILDING BOARD
GLEN R. SWENSON, Director

State Institutions, and particularly those concerned with education and training, are faced with grave problems with respect to adequacy of present facilities and future anticipated developments.

The first problem is largely attributable to past failures to provide adequate capital outlay for needs which could have been satisfied more economically than at the present time. Construction costs have more than tripled in the last twenty years and have increased over 40 per cent within the past ten years — an average of over 4 per cent per year.

The problem pertaining to future developments is directly related to enrollment and population pressures which are anticipated.

By the fall of 1958, enrollment at State Colleges and Universities was approximately equal to the total peak post-war enrollment when the GI program was in effect. Greater demands upon these institutions are pending, with a considerable impact expected in the school year 1964-65. This is based upon the anticipated number of high school graduates of that year who were born in the immediate post-war years beginning in 1946.

Present enrollments at all State Universities and Colleges are as follows:

Total daytime	16,860
Total night	3,304
Total on-campus	20,164
Full-time equivalent.....	17,601

Note: Full-time equivalent enrollment is obtained by totaling all the quarter hours of work for which students are registered and dividing it by 15. This figure is considered to be an average study load.

Within the next ten-year period, it is expected that the full-time equivalent enrollment will exceed 32.5 thousand.

Another factor influencing enrollment at State institutions is the program at the Brigham Young University. The tremendous expansion in enrollment and construction at

that institution has reduced pressure on the State institutions from what it would otherwise have been. BYU enrollment has more than doubled in the past ten years from less than 5,000 in 1948-49 daytime enrollment to almost 10,000 in the fall term of 1958, with almost half of these students coming from Utah. During that ten-year period, expenditures for new buildings and facilities, including student housing, have totaled approximately \$20,000,000. This is approximately the same total as at the seven State universities and colleges, including State and student funds, and borrowing.

Approximately 1/5 of the total on-campus enrollment of Utah residents in Utah universities and colleges is at BYU, Westminster and St. Mary's College. The State is expected to provide for the other 4/5. This proportion will probably continue.

According to announcement, BYU has scheduled another \$20,000,000 for expansion in the next ten years, including student housing, academic buildings, gymnasium, etc. The BYU program includes replacement of present inadequate buildings, including temporary wooden construction. Of additional significance is the BYU program of junior colleges in various areas of the west, in Hawaii and elsewhere. This program will permit greater utilization of the Provo campus for upper division and graduate work. The construction of a junior college branch of BYU in the Salt Lake area will allow those freshman and sophomore students from the Salt Lake area, who would otherwise enroll at BYU, to acquire their first two years of post high school education nearer home. It is also expected to attract many students wishing to obtain a two-year terminal education or vocational training who would not otherwise receive any post high school education or training.

The population of Utah, since 1950, has been increasing at a rate of 3.1 per cent per year compared with a national average

(Continued on Page 6)

BUILDING BOARD

(Continued from Page 5)

of 1.7 per cent. The outward migration from Utah which characterized population trends from 1910 to 1943 was not resumed, except for brief intervals, since the close of World War II. In contrast, there has been some inward migration with the recent industrial development, including the guided missiles program. The best guesses are that Utah will continue to retain its natural (births over deaths) increase and also have a slight inward migration over the next decade. Total births in Utah in the past decade (students to enter college in mid-1960's) are double those of the 1930's and early 1940's (students now in college).

An additional factor which could not be foreseen as recently as three years ago was the increasing percentage of high school graduates enrolling in colleges nationally and, particularly in Utah. Forecasts made as recently as 1955 predicted that by 1960 the total enrollment of *all* universities and colleges in Utah would equal 28,000. Actual enrollment in the fall of 1958 exceeded 31,000. The upsurge in the past three years is due to a number of factors, including increased enrollment at BYU. However, increases are also significant at the State schools which in the fall of 1958 had passed the anticipated enrollment expected two years later, or in 1960. The largest single factor is the increasing percentage of high school graduates entering college. This approaches 45 per cent in a number of school districts, which is more than double the percentage in the 1930's and is 50 per cent above that of 1950.

While some significant construction using State funds has been inaugurated since World War II at the State's educational institutions, a major portion has been of an emergency nature. One outstanding development has been the new campus at Weber College providing for classrooms, including vocational training. Other changes include beginning of a new campus at Dixie College, the moving of the high school students from Snow College at Ephraim to Manti, and the high school students from Carbon College to the new campus of Carbon High School at Price, at the end of the present school year.

Very little has been done at the University of Utah or at the Utah State University to satisfy new classroom needs. At the University of Utah, the temporary buildings given to the University in 1947 have provided most of the classroom space. New buildings under construction such as the Engineering Building and the Education Building authorized in 1957 will, when completed, relieve some of the pressure on other buildings and will permit older buildings to be better utilized. The same general pattern applies to Utah State University at Logan. There the new Engineering Building, now under construction, and the Forestry and Biological Science Building, to be bid January 20, will provide some relief when completed. However, with minor exceptions, temporary buildings have not been abandoned. Day by day they grow older and become more serious fire hazards.

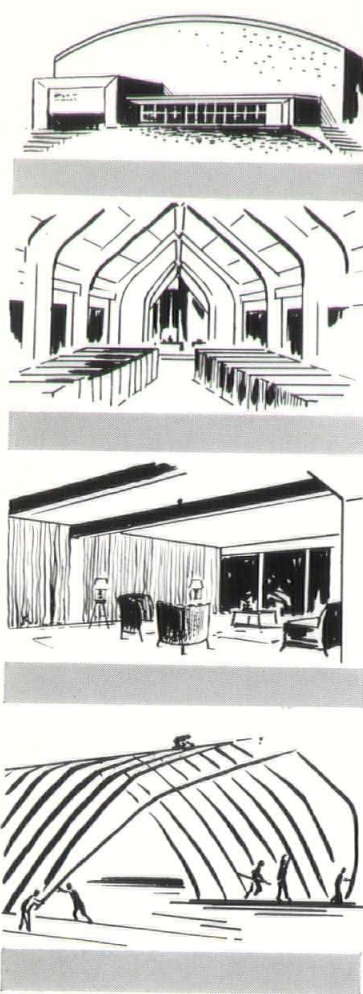
The State's two Vocational Schools are confronted with pressures and problems similar to those of the State's institutions of higher learning. The difficulties of the Salt Lake Area Vocational School are compounded by the absence of available space for expansion of facilities. A transfer of site is contemplated by the authorities in charge.

For the most part, needs of non-educational institutions are relatively small. The prison, for example, is new and the population has not recently been increasing. There are, however, some new buildings and other facilities needed at institutions administered by the State Department of Public Welfare and by other commissions or boards. Some basic decisions should be made concerning the State Hospital, State Training School and State Fairgrounds.

It is not the prerogative of the Building Board to evaluate the general objectives, philosophies and policies of the various institutions except as they apply to utilization of facilities and the need for construction. It is, however, the Building Board's responsibility to relate these general objectives and policies to other influencing factors and translate them into building needs.

The Building Board is fully cognizant of the great responsibility borne by the Legislature and the Governor for the formulation

(Continued on Page 15)



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PHYSICAL PLANT DEVELOPMENT AT BRIGHAM YOUNG UNIVERSITY

By SAM F. BREWSTER, Director
Department of Physical Plant

Practically all institutions of higher learning in America have experienced large increases in student enrollment, with resultant campus growing pains, in the years following World War II. However, at Brigham Young University in Provo, Utah, the increases have been phenomenal and the pains acute.

It has taxed every facility of the University to accept the students that have knocked for admittance, and the school has lived for many years in a virtual state of emergency. First came the veterans, their wives, children, pets, trailers, and automobiles. All of this was new to the college scene and caught everyone unprepared. Then came temporary buildings and rapidly expanding facilities such as roads, streets, and utilities. This merged with the struggle for money and materials to construct permanent buildings.

Now, instead of lessening, the problems are increasing. The married student and his household have not disappeared; each year there are more students than there were the previous year; and expanding curricula are requiring bigger and better equipped buildings. The question now is not, "Can we get students?" but rather the questions are: "Can we house and teach them?" and "How big should the University ultimately plan to be?"

Since 1951 Brigham Young University has experienced over 100% increase in enrollment to become the largest university in the intermountain area. Moreover, it is the largest church-related institution of higher education in the United States. The faculty has witnessed an even larger proportionate increase in numbers. And the five colleges, one school, and two divisions previously comprising the University have been increased to nine colleges, two schools, and two divisions. The 1958 autumn quarter on-campus enrollment was 9,906 and it is expected that the cumulative enrollment for the scholastic year 1958-59 will be approximately 13,500.

All of this expansion demands new buildings to accommodate the operation, and since 1950 BYU has conducted one of the largest building programs in the West. This construction program has consisted of aca-

demic and operational facilities as well as housing for single men and women and housing for married students. At present the University has permanent facilities for housing 1242 single men and 1957 single women. In addition, the University has temporary housing facilities for 349 married students, 195 single men, and 64 single women. This is a total of 3807 students in campus housing, a sizable city.

The present Brigham Young University main campus physical plant consists of approximately 500 acres, of which approximately 200 acres are intensively maintained. There are 1,472,013 gross square feet of floor space in permanent buildings and 353,190 square feet in buildings that will eventually be replaced by more modern structures.

The University has just completed the first eight busy years of its permanent building program with an outlay of more than \$20,000,000 for new buildings and utilities. Now the school is in the process of planning

(Continued on Page 12)

ABOUT THE AUTHOR

SAM F. BREWSTER came to Brigham Young University in the autumn of 1957 as director of Physical Plant Department. Formerly he was director of buildings and grounds of Auburn College and Alabama Polytechnic Institute.

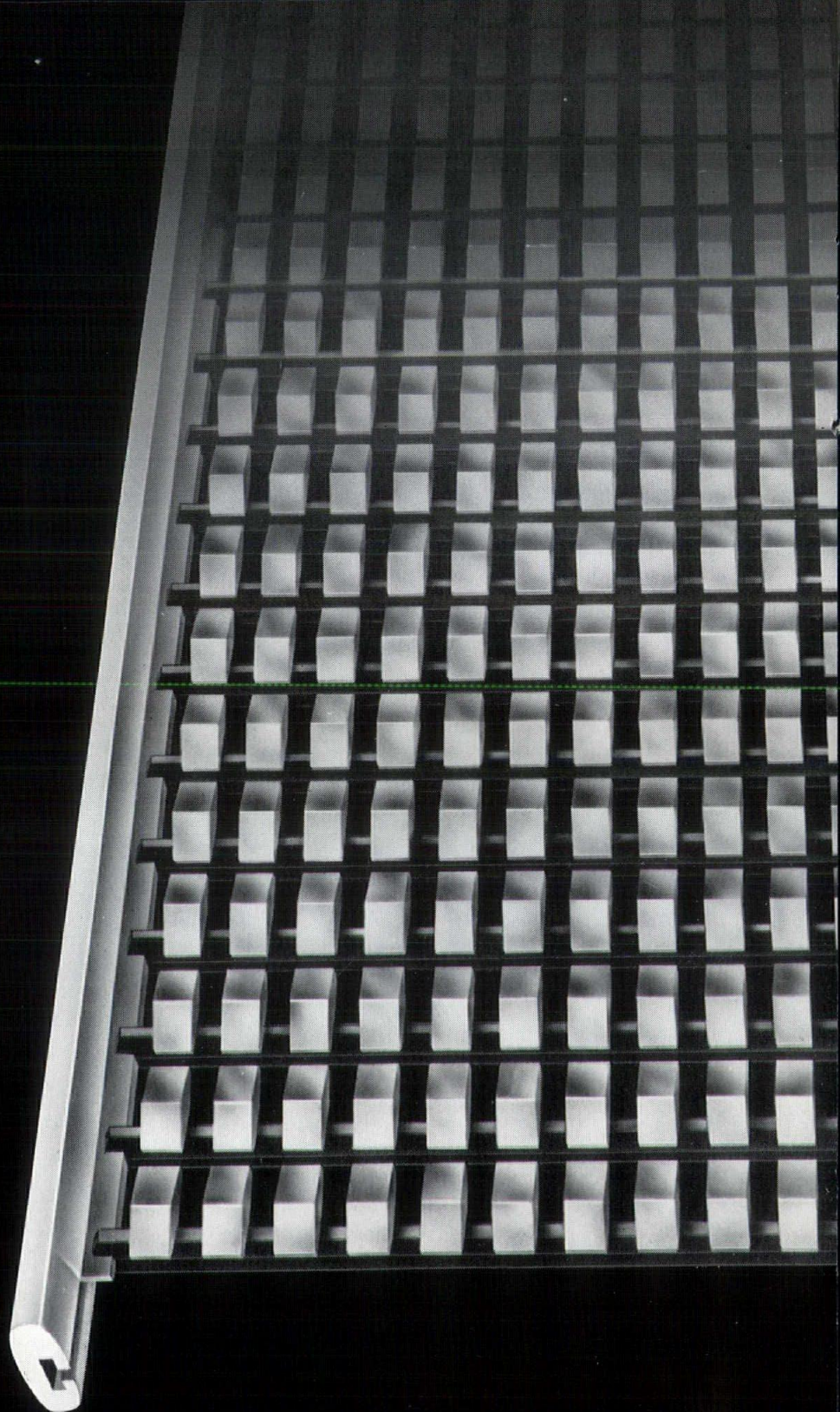
President Ernest L. Wilkinson of BYU saw the need for the reorganization and the extensive planning on the campus and went to the Department of Education in Washington, D. C., to ask recommendations for "the very best man in the country." Mr. Brewster was the recommendation.

Mr. Brewster has been president of the National Association of Physical Plant Administrators of Colleges and Universities, and also president of the Southwestern group of the organization. He also has been chairman of Auburn Park and Recreation Board; member of Auburn City Planning Commission; member of board of directors, National Conference of State Parks; International Association of Game, Fish and Conservation Commissioners; American Planning and Civic Association; editorial board of College and University Business Magazine.

He holds the bachelor of science degree from Texas A&M College in landscape engineering, and the master's degree in landscape architecture from Massachusetts State University. He was landscape architect for Alabama Extension Service, 1929-33, directing location and design of many public buildings and grounds, highway improvement and parks. In 1933-37 he was regional planner in charge of recreation and conservation, Division of Land Planning and Housing, Tennessee Valley Authority.

VIEW OF EXISTING CAMPUS



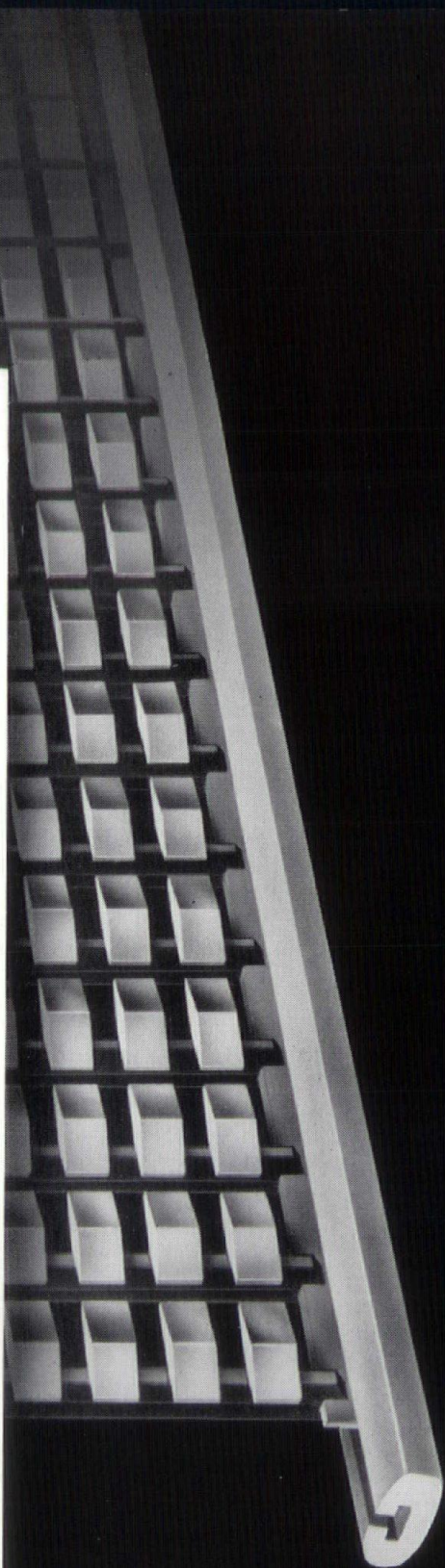




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BRIGHAM YOUNG UNIVERSITY

(Continued from Page 8)

its next \$20,000,000 of construction which will begin early in 1959.

A great part of this construction has been undertaken during the administration of President Ernest L. Wilkinson. He was appointed president late in 1950, the year when the Carl F. Eyring Physical Science Center was dedicated (\$2,500,000). He has directed the completion of the George Albert Smith Fieldhouse (\$1,500,000), and through his instrumentality the following buildings have been constructed: Herald R. Clark Student Service Center (\$450,000), David O. McKay Building (\$1,000,000), Harvey Fletcher Engineering Sciences Laboratory Building (\$600,000), twenty-four Heritage Halls residences for women (\$5,000,000), Howard S. McDonald Student Health Center (\$300,000), Benjamin Cluff Jr. Plant Science Laboratory (\$150,000), Joseph F. Smith Family Living Center (\$2,000,000), five Helaman Halls Residences for men with central dining and administration building (\$5,300,000), a new million-dollar heating system, and stadium improvements. Two more men's residence halls to house 470 students are now under construction at a cost of \$1,661,000.

At the present time architects are under contract with the University for the following buildings:

1. Library, 200,000 square feet, estimated cost: \$4,000,000. Working drawings stage.
2. Administration and General Services Building, 95,000 square feet, estimated cost: \$2,000,000. Working drawings stage.
3. Business building, 76,000 square feet, estimated cost: \$998,000. Preliminary drawings stage.
4. Industrial Education Building, 32,000 square feet, estimated cost: \$320,000. Preliminary drawings stage.
5. Fieldhouse Extension, 28,800 square feet, estimated cost: \$368,000. Schematic drawings stage.

Programs have been written and are being reviewed for the Union Building with approximately 232,000 square feet, and the

Fine Arts Center of approximately 227,000 square feet. Space requirement studies are well along for the Physical Education and Recreation Center, Creamery Building, and for permanent housing for married students. It is anticipated that space requirement studies for additional buildings will be started when the above programs are completed.

In addition to the above, plans are being made for continued development of walks, drives, parking areas, utilities, campus lighting, and campus landscaping. In all of this the University is following a scheme of planned development that should result in continued improvements. Even a walk, drive or parking area is constructed so that it fits into the permanent scheme of things. At the present-day cost of construction, the tearing up of a walk because of poor planning is hard to explain.

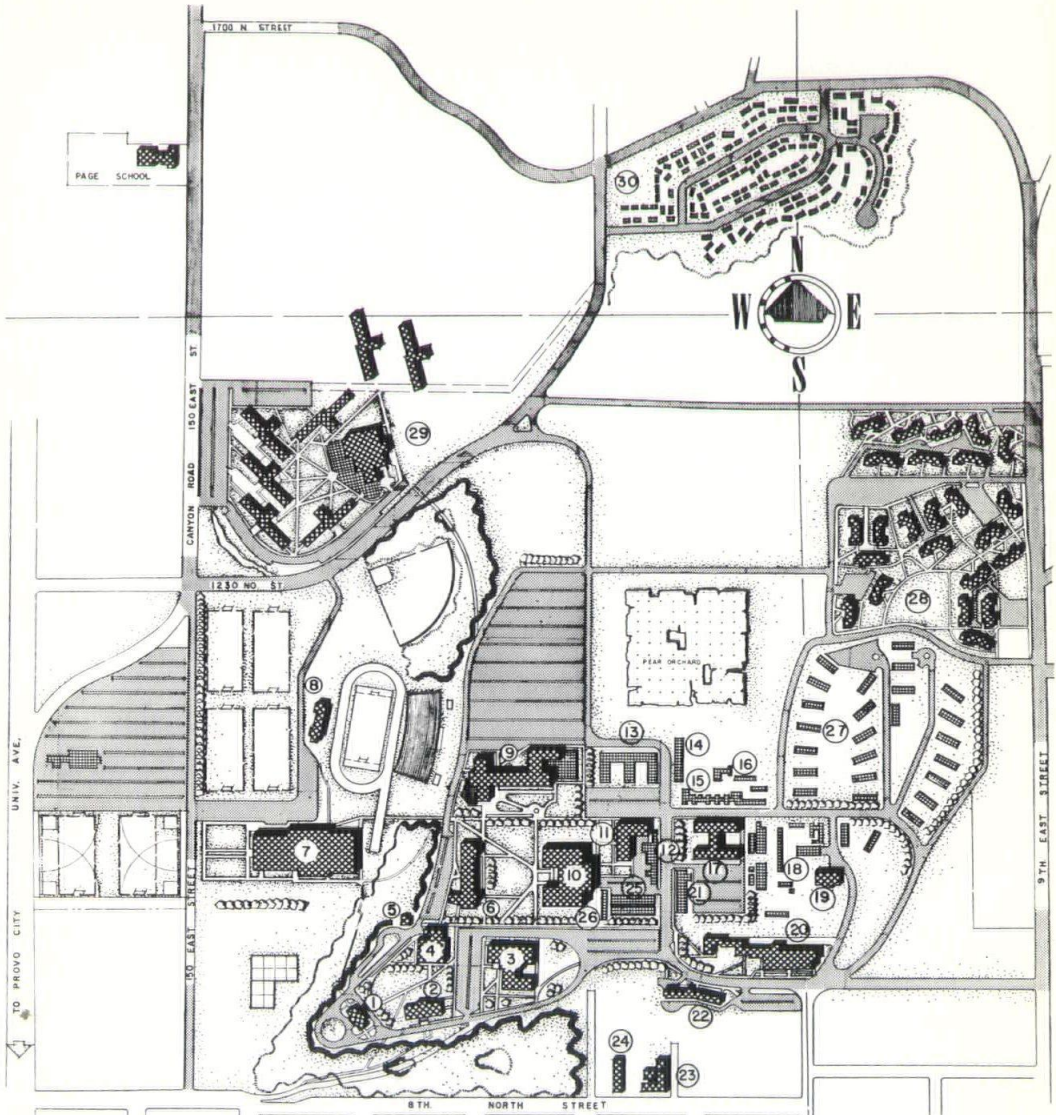
One of the interesting planning problem which arises is how to build permanent buildings on areas occupied by temporary structures. The temporary buildings are so heavily used that it is almost impossible to give up even one of them while a new building is under construction.

But to prevent such situations from exerting too much influence and to serve as a guide in the orderly development of the campus, the University has developed a master plan, or Comprehensive Development Plan. This plan is the result of much programming and detailed planning on the part of many. It was determined that the present plan should be adequate to serve an on-campus, regular daytime enrollment of 15,000 students. Knowing the history of many other institutions, however, the planners developed the master plan in such a way that future expansion, beyond the present concept, may be made. This is being done by simply not building dormitories or other permanent structures in one area of the campus that is contiguous to the area being developed for the academic. This cushion area will be used for lawns, parking, and recreation until the future decides its ultimate use.

The tremendous amount of detail connected with the rapid growth and extensive maintenance of the vast BYU physical plant required the University in 1957 to reorganize

(Continued on Page 15)

EXISTING CAMPUS PLAN



EXISTING BUILDINGS

- 1-MAESER BLDG. ADMIN.
- 2-GRANT LIBRARY
- 3-J. SMITH MEMORIAL
- 4-BRIMHALL BLDG.
- 5-PRESIDENT'S HOME
- 6-DAVID O. MCKAY BLDG.
- 7-G.A. SMITH FIELDHOUSE
- 8-STADIUM HOUSE
- 9-SMITH FAMILY LIVING
- 10-EYRING SCIENCE
- 11-CLARK STUDENT SERVICE
- 12-PRESS BLDG.
- 13-NORTH BLDG.
- 14-INDUSTRIAL ARTS BLDG.
- 15-SPEECH CENTER

- 16-T.V. PRODUCTION
- 17-FLETCHER ENGINEERING
- 18-PHYSICAL PLANT SHOPS
- 19-HEATING PLANT
- 20-KNIGHT MANGUM HALL
- 21-TRAFFIC & SECURITY
- 22-MC DONALD HEALTH CENTER
- 23-CLUFF BOTANICAL LAB.
- 24-ZOOLOGY LAB. BLDG.
- 25-PHYSICAL PLANT OFFICES
- 26-PUBLIC RELATIONS
- 27-WYMOUNT VILLAGE
- 28-HERITAGE HALLS
- 29-HELANAN HALLS
- 30-WYVIEW VILLAGE

the BRIGHAM YOUNG UNIVERSITY campus

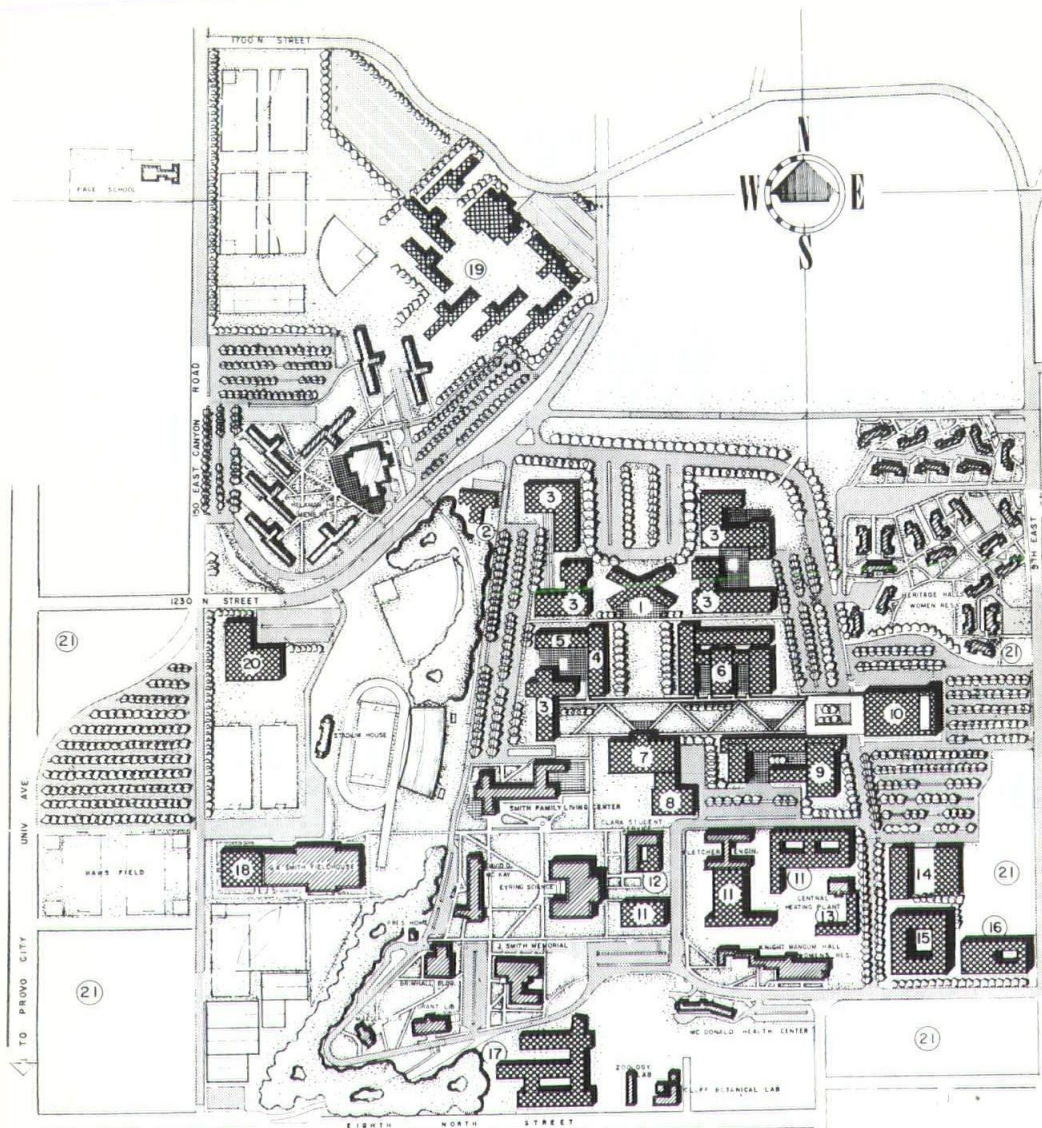
LEGEND

- PERMANENT BLDG'S ————
- TEMPORARY BLDG'S ————
- ROADS & PARKING ————

PLAN PREPARED BY
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NOT SHOWN LOWER CAMPUS TO THE SOUTH, POULTRY & DAIRY FARMS

PROPOSED CAMPUS



PROPOSED BUILDINGS

- | | | |
|-------------------------|---|-----------|
| 1-ADMINISTRATOR BLDG. | 13-HEAT PLANT EXT. | loc
BR |
| 2-ALUMNI BLDG. | 14-INDUSTRIAL EDUC. | |
| 3-UNDESIGNATED BLDG'S | 15-PHYSICAL PLANT | |
| 4-BUSINESS BLDG. | 16-COMMISSARY | |
| 5-BUSINESS BLDG. EXT. | 17-EDUCATION BLDG | |
| 6-FINE ARTS CENTER | 18-FIELDHOUSE EXT. | |
| 7-LIBRARY BLDG. | 19-MEN'S RES:HALLS | |
| 8-LIBRARY BLDG. EXT. | 20-GYMNASIUM | |
| 9-STUDENT UNION BLDG. | 21-PRIVATE PROPERTY
(PROJECTS NOT SHOWN) | |
| 10-AUDITORIUM BLDG'S | MARRIED STUDENT HOUSING | |
| 11-ENGINEERING BLDG'S | FACULTY HOUSING | loc
BR |
| 12-STUDENT SERVICE EXT. | ADDITIONAL WOMENS HOUSING | |

comprehensive
location & development plan
BRIGHAM YOUNG UNIVERSITY

LEGEND

- LEGEND
- | | | |
|--------------------|-------|---|
| PROPOSED BUILDINGS | _____ |  |
| EXISTING BUILDINGS | _____ |  |
| ROADS & PARKING | _____ |  |

PLAN PREPARED BY
DEPT OF PHYSICAL PLANT
DEC 1958

BRIGHAM YOUNG UNIVERSITY

(Continued from Page 12)

ize in this area. The Department of Campus Planning and Development was consolidated with the Department of Physical Plant into one department known as the Department of Physical Plant. The new department was organized into three divisions for administrative purposes. They are: the Division of Planning, the Division of Construction, and the Division of Maintenance and Operation.

The director of the over-all Physical Plant Department reports directly to the President of the University on all planning and construction related to the expansion of the physical plant. Also there is a Campus Planning Committee consisting of five men appointed by the President. This committee is advisory only and makes all of its recommendations to the President. The committee reviews all plans for major campus development, and all plans for major buildings. Its members interview and recommend architects and engineers for all projects requiring professional services. The committee meets regularly once a week and is available for call meetings. Deans, directors, and department chairman meet with the committee to discuss their problems, and through this system of discussions and reviews, many important decisions are resolved.

The master plan hangs on the wall of the Campus Planning Committee room, and it is constantly referred to, studied, and analyzed. Suggestions for improvements are kept in a file and periodically the master plan is revised in order to keep it up to date and in step with the expanding and ever-changing University. This does not mean master plans are changed periodically. Quite the contrary. The University is endeavoring to keep its master plan alive and ready to expand to meet new and unexpected situations without sacrificing the basic concepts.

SPECIAL NOTE:

If any information pertinent to the Master Plan of Salt Lake City should come to your attention, please notify B. E. Brazier, Chairman, Salt Lake Master Plan Committee.

BUILDING BOARD

(Continued from Page 6)

of wise policies which will be of benefit to the State and the nation. The Board is also aware of the fact that the Legislature and the Governor must be influenced by practical limitations, with particular reference to finance. On the other hand, if the Legislature and the Governor are to formulate sound policies, they must be in possession of the pertinent facts involved. The Building Board has attempted to supply this information concerning building needs.

This program should not be construed to be an arbitrary mandate from the Building Board, but rather, a summary of ten-year building needs which would, (1) overcome the accumulated backlog of needs and would bring facilities up to standard, and, (2) provide for the future. On this basis, the program was developed as outlined in the recapitulation which follows. Priorities and substantiating data are included in later sections.

It may be that a system of space utilization analysis which the Building Board is prepared to initiate this spring (which will require approximately one year) will point the way toward more efficient use of existing facilities and thereby reduce future pressure for funds for new construction.

The Thirty-second (1957) Legislature authorized the planning and construction of a \$3,000,000 State Office Building, to be financed by loans from various State funds (see Page 20). Subsequent developments have indicated the desirability of including certain other items such as remodeling existing Capitol Building, an additional Office Building wing (large conference room, receiving and storage, lunchroom, etc.), parking facilities and site development, air conditioning, plaza, cafeteria, etc. An attempt has been made to have bidding documents prepared in such a manner as to provide for construction of the Office Building plus any of the supplemental items, or construction of the Office Building only, if the Legislature so chooses. See Section entitled "Capitol Building and State Office Building." This section is not included in the construction

(Continued on Page 16)

BUILDING BOARD

(Continued from Page 15)

program as such because of the separate appropriation and source of funds.

Note that \$30,596,400 is programmed for 1959 construction needs and \$2,257,251 is programmed for 1959 alterations, repairs and improvements. (These figures do not include State Office Building or Capitol Building.) If these needs cannot be met within the limits of economic practicality, the Building Board would welcome the opportunity of cooperating with the Legislature and the Governor in the development of alternatives adapted to the available funds.

How to Finance:

Determining methods of financing state institutional building programs is somewhat beyond the prerogatives of the State Building Board. However, because the questions have been raised frequently, an outline of possibilities is given below.

The State institutions have need for at least \$94,000,000 within a ten-year period with over \$32,000,000 of this needed in 1959. Included for 1959 are totals in excess of \$12,000,000 implied in the appropriations made in 1957 in which specified maximum costs were set for specific buildings for which partial appropriations were made. A number of building and utility needs are critical. Many can be postponed to later periods in the decade. Needs do not necessarily disappear, however, by postponement. Possible methods of financing to be determined by the State Legislature generally fall into three categories: (a) the traditional "pay as you go," (b) bond issues to provide for construction now, and (c) a combination of current appropriations and bond issues.

(a) Pay as You Go

Traditionally, at least since the early 1930's, the Utah State Government has paid for all its capital expenditures through appropriations from current revenues. This program from a fiscal standpoint is especially commendable by comparisons with those programs of many other states, and certainly the federal government. Theoretically, it's also the lowest cost because of the absence of interest payments. It has meant a sound

financial condition of the State Government, a minimum of State tax increases. On the other hand, following the "pay as you go" system has meant an absence of long-range planning. It means, today, a much higher cost of construction. It further means the increased influx, especially at educational institutions, will throw additional burdens on state finance to provide adequate facilities within the next ten years. It also means further postponement of permanent structures to replace temporary buildings acquired in the immediate post-war period.

The failure to provide for a long-range planning has been overcome in part by setting up a fund for preparing plans for various institutions. This has made possible preparation of preliminary plans for long-range development, bidding documents for securing federal HHFA funds for student housing and other facilities and the preparation of rather thorough campus and institutional long-range development programs.

(b) Bond Issues

Utah State Government has no bonded indebtedness, having liquidated some years ago bonds issued in the early 1930's. Because of no debt, a general obligation bond issued by the Utah State Government would probably command as low a rate of interest as would be possible for any state government.

The State Constitution permits the issuance of general obligation bonds maturing not later than 20 years from the date of an enabling act passed by the Legislature and in an amount that would not exceed 1.5 per cent of the total property valuation of the state. This means with State property valuation somewhat in excess of \$1,000,000,000, at least \$15,000,000 of general obligation bonds might be issued. However, at least two Utah Supreme Court decisions have held that the bonded indebtedness might be equal to 1.5 per cent of the true value. This was the rule followed in the Rich County School District case which recognized that by legislative act property assessed values are 40 per cent of true value. If this rule was followed, Utah might issue bonds totaling \$37,000,000.

The advantages of a bond issue, especially a general obligation bond, would be:

- (1) Significant amounts of money would be almost immediately available for proceeding with the construction of needed buildings as rapidly as bidding documents could be prepared.
- (2) The interest price for the bond might not be any higher than the anticipated increase in construction costs.

As of the beginning of 1959, bond markets are depressed. Institutional and individual investors are buying stocks and other equity issues. Apparently, the major reasons include: (1) the combination of faith in the economic development of the nation, and (2) the fear of inflation.

As of early January, Utah could probably issue bonds carrying an interest rate of 3.25 per cent. It is possible that interest rates will continue to increase at least for the next few months. Interest cost of 3.25 per cent seems by comparison with the past ten years, an extremely high price to be paid for bonds which would be rated AAA. However, even at this price, interest costs might not exceed the increased price of construction at a later date. During the past ten years, costs of construction have increased by more than 4.0 per cent per year, by more than 40 per cent in ten years.

Arguments against a bond issue include not only the interest costs but also the general problems of living beyond our means at a time when inflation or threat of inflation is present. Issuance of bonds in Utah requiring new funds over and above current revenues, while small in the total national economic pattern, would still be an inflationary factor.

It might be possible, should the 33rd Legislature authorize bonding, that the actual sale of bonds could be deferred until after completion of bidding documents and receipt of bids, and at times when interest rates and bidding conditions appear favorable.

(c) Combination Bond Issue and Current Appropriations

Current appropriations accompanied by authorization for a relatively small future bond issue up to \$15,000,000 might provide

a solution. This would satisfy the most critical immediate needs, and would put the State "over the top" in the demand for funds.

Building Board Planning Fund:

Chapter 133, Sections 63-10-10, ss. 4 and 6, Laws of Utah, 1957, creates a fund of \$500,000 for engineering, architectural fees and other planning expenses necessary to make a meaningful cost estimate of any building that may be constructed wholly or in part with state funds, also building financed under Sections 53-38-2 and 53-38-3, U.C.A., 1953. Statement of planning fund as of 1-1-59 indicates an unencumbered balance of \$198,877.21. Since creation of this fund there have been allocations amounting to \$375,739.13 and the sum of \$74,616.44 has been returned to the fund. HHFA projects have been scheduled which will reduce the fund in the amount of \$62,920.00 and will leave a balance of \$135,957.21. It appears from the nature of the contemplated 10-year building program that the existing conditions of the planning fund will be totally inadequate to carry out the provisions of the law. It is recommended that the planning fund be increased from the present \$500,000 to \$1,000,000 in order to develop preliminary plans and cost estimates which should provide the basis for future appropriations.

Allocation of Appropriations:

Reference: Chapter 181 Sessions Laws, State of Utah, 1957.

The Thirty-second Legislature appropriated to the various State Institutions lump sums to cover from one to four items. Should the 33rd Session desire to follow the same policy, it is believed that the Legislature should in some manner stipulate and delegate the specific authority for allocation of the several items designated. No such authority was given by the 32nd Session and as a consequence the institutions were asked to make this breakdown, which could, in some cases, result in allocating too large a proportion to one item and an insufficient amount to others.



Ray Robinson says

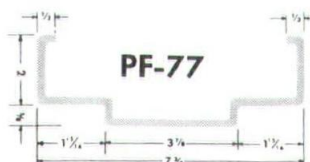
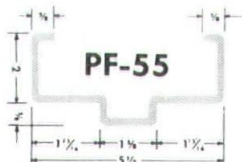
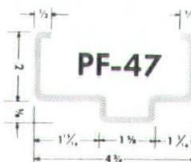
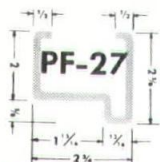
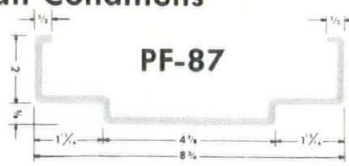
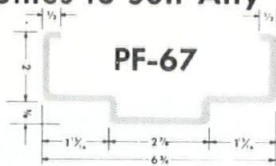
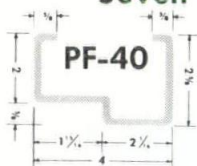
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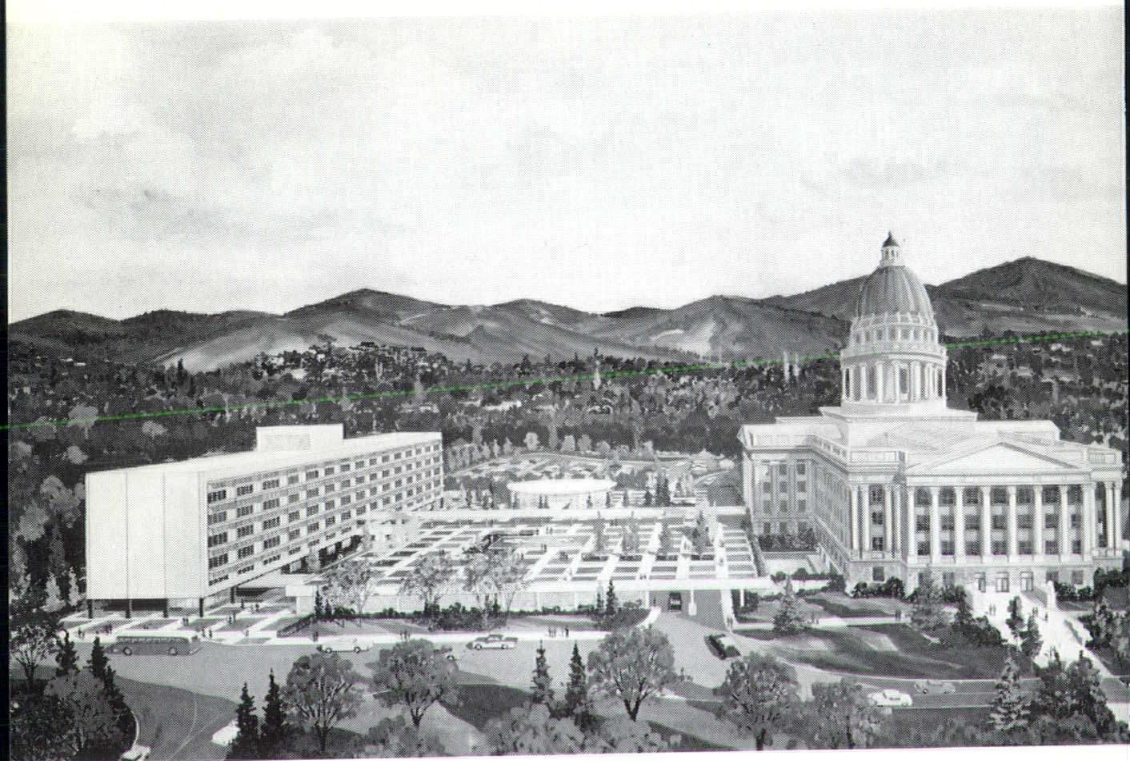
DIVISION

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RECAPITULATION TEN - YEAR BUILDING NEEDS STATE INSTITUTIONS

Section	Institution	Construction 1959	Construction 1691	Construction 1963	Construction 1965	Construction 1967	Construction Total	Alts., Rep's, and Imp's (1959)	Total
*1.	University of Utah	\$10,627,000	\$12,742,000	\$ 8,546,000	\$ 6,187,000	\$ 6,072,000	\$44,174,000	\$1,000,021	\$45,174,021
2.	Utah State University	4,716,000	4,770,000	3,108,000	3,110,000	2,787,250	18,491,250	447,000	18,938,250
3.	College of Southern Utah	883,850	600,000	800,000	770,000	525,000	3,578,850	160,980	3,739,830
4.	Snow College	571,000	315,000	420,000	500,000	250,000	2,056,000	68,000	2,124,000
5.	Carbon College	430,000	.....	.....	.....	.....	430,000	32,000	462,000
6.	Dixie College	780,000	1,325,000	.....	.....	.....	2,105,000	.....	2,105,000
7.	Weber College	4,637,550	65,000	1,325,000	65,000	1,325,000	7,417,550	278,450	7,696,000
8.	S. L. Area Vocational School .....	.....	.....	.....	.....	.....	.....	.....	.....
9.	Cent. Utah Vocational School	1,080,000	800,000	.....	.....	.....	1,880,000	62,800	1,942,800
10.	Utah Commission for the Blind	347,000	.....	.....	.....	50,000	397,000	8,000	405,000
11.	School for the Deaf and Blind	354,000	.....	.....	300,000	.....	654,000	10,000	664,000
12.	State Hospital	2,521,000	875,000	.....	500,000	250,000	4,146,000	.....	4,146,000
13.	State Industrial School	280,000	330,000	180,000	100,000	.....	890,000	105,000	995,000
14.	State Training School	575,000	475,000	.....	.....	.....	1,050,000	.....	1,050,000
15.	State Tuberculosis Hospital .....	.....	.....	.....	.....	.....	.....	25,000	25,000
16.	Utah National Guard	132,000	141,000	40,000	.....	.....	313,000	.....	313,000
17.	Utah State Prison .....	.....	.....	.....	.....	.....	.....	20,000	20,000
18.	State Fair	162,000	3,635,000	69,000	160,000	70,000	4,096,000	40,000	4,136,000
	SUB TOTALS	\$28,096,400	\$26,073,000	\$14,488,000	\$11,692,000	\$11,329,250	\$91,678,650	\$2,257,251	\$93,935,901
*1.	U. of U. Medical Center	2,500,000	.....	.....	.....	.....	2,500,000	.....	2,500,000
	TOTALS	\$30,596,400	\$26,073,000	\$14,488,000	\$11,692,000	\$11,329,250	\$94,178,650	\$2,257,251	\$96,435,901

STATE CAPITOL BUILDING and STATE OFFICE BUILDING: Refer to Section entitled "Capitol Building - State Office Building" and summary attached thereto; also see "Recommendations."



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