

Contract: Real Estate Purchase Contract for Box Elder County Right of Way Parcel BOX-1001 (Woodland Zito, LLC)



Agenda Item 8.a.

Property Overview



Seller	Woodland Zito, LLC
Purpose of Acquisition	FrontRunner North Corridor Preservation
Location	Approx. 850 West 8850 South, Unincorporated Box Elder County
Fee Acquisition	130,462 square feet
Total Acquisition Value	\$489,300 (+\$2,900 in closing costs)
Funding Source	MSP140 Project Budget

Agenda Item 8.a.

Property Context Map



- County Aerial Parcel Map



Agenda Item 8.a.

Discussion Items



- UTA only needs a 50' strip along the east side of the rail corridor.
- East remainder parcel has limited utility.
- Owners will only sell if UTA buys the entire east portion.
- The sale price is \$489,300 based on the UTA obtained appraisal.
- Access to the west remainder parcel will remain from a historical dirt road and rail crossing from Hwy 89.

Request



Approve and Authorize Executive Director to execute the Real Estate Purchase Contract in the Amount of \$489,300 plus closing costs (\$2,900)