

SOUTH JORDAN CITY
CITY COUNCIL MEETING

February 18, 2025

- Present:** Mayor Dawn Ramsey, Council Member Patrick Harris, Council Member Kathie Johnson, Council Member Don Shelton, Council Member Tamara Zander, Council Member Jason McGuire, City Manager Dustin Lewis, Assistant City Manager Jason Rasmussen, City Attorney Ryan Loose, Director of Planning Steven Schaefermeyer, Director of City Commerce Brian Preece, Director of Strategy & Budget Don Tingey, CFO Sunil Naidu, City Engineer Brad Klavano, Director of Administrative Services Melinda Seager, Police Chief Jeff Carr, Fire Chief Chris Dawson, Director of Recreation Janell Payne, Communications Specialist Joshua Timothy, CTO Matthew Davis, Senior Systems Administrator Phill Brown, GIS Coordinator Matt Jarman, City Recorder Anna Crookston, Community Center Manager Jamie Anderson, Water Manager Brandon Crookston, Associate Director of Public Work Colby Hill, Associate Director of Public Works Rawlins Thacker, Fleet Manager Tom Volt, Fleet Mechanic Kelly Davies, Water Conservation Coordinator Connor Oswald, Project Forman Tom Land, Storm Water Supervisor Cameron Browning, Water Supervisor Neil Rasmussen, Animal Control Supervisor Jill Rasmussen
- Absent:** Robin Pierce, Erie Walker, Linda Walker, Tim Hansen, Grant Allred, Isabelle Allred, Bela Eliason, Chandler Eliason, Mana Scott, Isaac Scott, Dan Milar, Laura Gaillard, Laurel Bevans
- Others:**

6:37 P.M.
REGULAR MEETING

A. Welcome, Roll Call, and Introduction - *By Mayor, Dawn R. Ramsey*

Mayor Ramsey welcomed everyone present and introduced the meeting.

B. Invocation – *By Council Member, Don Shelton*

Council Member Shelton offered the invocation.

C. Pledge of Allegiance – *By Assistant City Manager, Jason Rasmussen*

Assistant City Manager Rasmussen led the audience in the Pledge of Allegiance.

D. Minute Approval:

- D.1. January 21, 2025 City Council Study Meeting
- D.2. January 21, 2025 City Council Meeting
- D.3. January 29, 2025 City Council Budget Meeting

- D.4. February 4, 2025 City Council Study Meeting
- D.5. February 4, 2025 City Council Meeting

Council Member McGuire mentioned that earlier, he had sent an email to City Recorder Anna Crookston requesting an amendment to the minutes of the January 21 study session page 8. He clarified that the amendment was to address certain remarks he had made during that meeting.

Council Member McGuire motioned to approve the January 21, 2025 City Council Study Meeting as amended, January 21, 2025 City Council Meeting, January 29, 2025 City Council Budget Meeting, February 4, 2025 City Council Study Meeting and February 4, 2025 City Council Meeting minutes as published. Council Member Harris seconded the motion; vote was 5-0, unanimous in favor.

Council Member Harris motioned to amend the agenda to move Item E. Mayor and Council Reports before Item I. Staff Reports and Calendaring Items on the agenda. Council Member McGuire seconded the motion; vote was 5-0, unanimous in favor.

****Item E. moved, via amended agenda, to be before Item I****

E. Mayor and Council Reports

F. Public Comment

Mayor Ramsey opened the public comment portion of the meeting. There were no public comments. Mayor Ramsey closed the public comment portion of the meeting.

G. Presentation Items:

- G.1. Presenting Neil Rasmussen with the APWA Outstanding Drinking Water System Professional Award. *(By APWA Utah Chapter Board, Dan Johnson)*

Dan Johnson noted he is the Public Works Director for West Valley City and a member of the Utah Chapter of the American Public Works Association Board of Directors. He began by praising the city's staff, highlighting their strong leadership and teamwork, particularly with Supervising Senior Engineer Shane Greenwood, City Engineer Brad Klavano, and Public Works Director Raymond Garrison.

Mr. Johnson recognized Neil Rasmussen, who was selected as the Utah Chapter's 2024 Outstanding Drinking Water System Professional. With 20 years of service, Neil Rasmussen has played a pivotal role in improving the city's water distribution system, reducing water loss below the national average, and helping the city save money. His contributions include significant planning and installation of water tanks and valuable input for future developments. Known for his remarkable memory, attention to detail, and leadership, Mr. Rasmussen is also a mentor within the Public Works team. His nickname, "the Water Walker," reflects both his expertise and approachable nature, inspiring others in the field.

G.2. Presenting Cameron Browning with the APWA Outstanding Storm Drain Maintenance Professional Award. *(By APWA Utah Chapter Board, Dan Johnson)*

Dan Johnson continued by recognizing Cameron Browning, who was selected as the recipient of the 2024 Outstanding Storm Drain Maintenance Professional award. Cameron Browning, who has been with South Jordan City for 25 years, has accumulated extensive knowledge and expertise since joining in 1999. Known for his strong work ethic, he is always the first to step in and address issues, leading by example. Mr. Browning is also highly regarded as a team player, frequently offering his skills, personnel, and vehicles to assist with any gaps in the city's operations. His long-standing service, combined with his mentorship of fellow employees, reflects his dedication to his craft and to the success of the team. Mr. Johnson praised Cameron Browning for his technical skills, leadership, and commitment to his role, emphasizing that his excellence and service truly deserve recognition.

Mayor Ramsey acknowledged the importance of the work done by the city's public works staff, noting that their efforts are not driven by a desire for recognition. She emphasized that these individuals are dedicated to their work and care deeply about their community, often preferring to stay out of the spotlight despite their significant contributions. Mayor Ramsey expressed that it was a privilege to recognize such dedicated professionals, even though they may be reluctant to be publicly acknowledged. She extended heartfelt gratitude for their commitment to South Jordan, their professionalism, and their role as mentors and trainers. Mayor Ramsey invited the recipients to come forward for a photo, expressing pride in being part of their team and in recognizing their outstanding work.

G.3. Art's Council Annual Update. *(By Chair, Laura Gaillard)*

Chair Laura Gaillard expressed her gratitude for the continued support from the City Council towards the Art Council. She acknowledged that the support has enabled the Art Council to accomplish its goals and offer valuable programs to the City of South Jordan, which has been positively received. She emphasized that this support is crucial for the Art Council's success.

Chair Laura Gaillard reviewed prepared presentation (Attachment A). Highlighting various theater productions, public art competitions, and public art installations. She mentioned the success of the Summer Fest poster contest, the art show, quilt show, chalk art contest, and gingerbread house contest. She outlined new initiatives for 2025, such as the photo contest, Art in the Park, and the South Jordan track station art.

Council Member McGuire announced that the upcoming theater production for the year will be the musical Annie.

Chair Gaillard mentioned that auditions for Annie will be held on March 5. She highlighted that the show is very kid-friendly, making it a great opportunity for children in the community to participate.

Mayor Ramsey expressed gratitude, thanking the entire team for their efforts. She acknowledged the thorough process the team followed in selecting the track station art and shared her

excitement about the chosen artwork and believes it will be a welcoming feature for visitors, adding to the charm of South Jordan.

Mayor Ramsey expressed appreciation for the various groups in attendance, including students, youth council members, planning commissioners, senior committee members, arts council members, staff, and members of the public. She thanked everyone for their time and hard work on behalf of the city, acknowledging the wide range of people present at the meeting.

H. Action Items:

- H.1. **Resolution R2025-06**, Appointing Lori Harding to the South Jordan Planning Commission. (*By Director of Planning, Steven Schaefermeyer*)

Director Schaefermeyer explained that the nomination for Lori Harding to represent District 3 on the Planning Commission came from Council Member Shelton. He outlined the process, stating that the nominee meets with the council, and if the council is in favor, they vote by resolution to appoint the individual. He also noted that the term of the appointee aligns with the council member's term, as specified in the resolution.

Council Member Shelton motioned to approve Resolution R2025-06, Appointing Lori Harding to the South Jordan Planning Commission. Council Member Johnson seconded the motion.

Roll Call Vote

Council Member Shelton - Yes

Council Member Johnson - Yes

Council Member Harris - Yes

Council Member Zander - Yes

Council Member McGuire – Yes

The motion passed with a vote of 5-0.

Mayor Ramsey confirmed with Director Schaefermeyer that he would be the one to contact Lori Harding to inform her of the appointment, requesting that she be thanked for her willingness to serve.

- H.2. **Resolution R202-07**, Approving the agreement for installation of sewer improvements along 1055 West with Jordan Basin Improvement District. (*By City Engineer, Brad Klavano*)

City Engineer Klavano provided a detailed overview of the sewer and water line project along 1055 West, near the cemetery. He explained that the current six-inch water line needs replacing, and the Kings Landing development had previously installed a new water line under a reimbursement agreement. The sewer line project, initially planned by the developer to extend further up the road, was coordinated with the water line replacement to minimize disruption, particularly considering the narrow road and groundwater issues in the area. The Sewer District, which had previously installed a sewer line for Kings Landing, agreed to pay for the installation of the additional sewer line of just over \$340,000 and some of the pavement restoration costs of

\$47,000. The project will be carried out through a change order with the contractor, RDJ Construction. Engineer Klavano also mentioned efforts to acquire right-of-way from property owners to expand the road to the standard residential width of 28 feet. He explained that while the road's curb, gutter, and sidewalk improvements would be addressed at a later date, the goal for now is to repave the road to the proper standard. A public open house is scheduled for March 5 to inform residents of the construction, and there may be temporary changes for residents south of Kings Landing regarding road access.

Council Member Harris emphasized the importance and high cost of roadwork, especially when it involves water and sewer lines. He acknowledged that the Jordan Basin Improvement District appreciates the collaboration between the city and the district in coordinating these projects, as working together to complete the work at the same time benefits everyone involved.

Council Member Harris motioned to approve Resolution R2025-07, Approving the agreement for installation of sewer improvements along 1055 West with Jordan Basin Improvement District. Council Member Zander seconded the motion.

Roll Call Vote

Council Member Harris - Yes

Council Member Zander - Yes

Council Member Johnson - Yes

Council Member Shelton - Yes

Council Member McGuire – Yes

The motion passed with a vote of 5-0.

H.3. Resolution R2025-08, Amending the City Wide Policy 500-01 relating to Public Infrastructure Districts. (By *Director of City Commerce, Brian Preece*)

Director Preece introduced the discussion by highlighting the importance of separating the processes for residential and commercial public infrastructure districts (PIDs). He explained that these districts allow developers to finance projects without affecting the city's bonding capacity or credit rating, as developers can use municipal credit rates. However, the city remains protected in case the developer fails to repay the bonds. He clarified that residential PIDs will remain unchanged, and any enhancements must go above and beyond the city's requirements, such as special parks for residents. The commercial PIDs, on the other hand, will cover broader improvements such as water, sewer, parking, and potentially inland ports, in line with state law. Director Preece further explained that the commercial PID process will involve a presentation to a committee, which will recommend whether or not the project meets the necessary criteria. He noted the city council will make the final decision, and if approved, the district will have taxing authority, though the tax can only be used for specific improvements, not for maintenance.

Council Member Shelton inquired about the commercial application of the PID, specifically asking whether the developer, who may either remain the owner or sell to other commercial entities, would be responsible for the special improvements. He clarified that the special improvement would primarily focus on infrastructure.

Director Preece confirmed that the special improvements for a commercial public infrastructure district would focus solely on infrastructure, with no vertical structures or buildings involved. He clarified that while a parking structure or parking lot could be included, it does not have to be publicly owned, unlike the residential projects. However, it must still be built to city standards and could potentially be turned over to the city in the future. He explained that the infrastructure itself, such as the sewer line, would not be taxed. Instead, the property that benefits from the infrastructure, such as the land served by the sewer line, would be subject to taxation.

Council Member Harris shared his support for the tool but emphasized the importance of using it thoughtfully. He pointed out that while the tax burden of the PID is shifted to property buyers, the impact on commercial properties is less significant than on residential ones. He expressed that he supports using this tool in situations where it provides something the city would not otherwise be able to have, benefiting the city as a whole. However, he cautioned that it could be misused, urging the council to ensure it is applied in the right circumstances.

Director Preece agreed with Council Member Harris's comments, noting that in residential situations, property buyers may not fully understand the implications of the infrastructure district, as they likely don't read all the details in their mortgage. In contrast, commercial lenders are more likely to account for these costs in their pro forma, reflecting the impact in the sale price of the property. He acknowledged that while he is not particularly in favor of using this tool for residential projects, he sees it as a valuable tool for commercial development, especially given the limited options available for incentivizing retail projects.

Council Member Zander asked for clarification, requesting that Director Preece explain to the public whether the City currently has any PIDs in place, especially given that this topic had been discussed at the previous council meeting.

Director Preece clarified that the City currently does not have any PIDs in place. He mentioned that there is an application for a commercial PID, and through this process, it became clear that some changes might be needed to make the tool more effective. However, as of now, there are no active residential or commercial PIDs in the city.

Mayor Ramsey noted that, if the resolution passes, it will separate residential and commercial PIDs, providing a clearer distinction. She acknowledged that the council has generally not been in favor of using this tool for residential purposes but is more open to its use for commercial projects.

Council Member Zander motioned to approve Resolution R2025-08, Amending the City Wide Policy 500-01 relating to Public Infrastructure Districts. Council Member Shelton seconded the motion.

Roll Call Vote

Council Member Zander - Yes

Council Member Shelton - Yes

Council Member Harris - Yes

Council Member Johnson - Yes

Council Member McGuire – Yes

The motion passed with a vote of 5-0.

- H.4. **Resolution R2025-09**, Authorizing the Mayor of the City of South Jordan to enter into a Development Agreement with Mulberry Cottage, LLC and WHDTMR, LLC pertaining to property located at 10537 S. 3010 W. and 10555 S. 3010 W. (*By Director of Planning, Steven Schaefermeyer*)

Director Schaefermeyer provided a brief background on the item, noting that it was the third time it had come before the council. He explained that the application, which is for a two-lot flag lot subdivision, requires both a rezone and a development agreement to be effective. The council first considered the item in October 2024, but due to unanswered questions, it was tabled until December. At that time, the city council approved the zone change for the flag lot overlay zone with a 3-2 vote, but the development agreement was voted down with a 3-2 vote as well. Following this, staff was directed to discuss the development agreement further with the applicant and potentially return with changes or a clearer understanding of the council's perspective. The council also passed a pending ordinance to notify new applicants that changes to the rezone process were being considered. This step was taken to address concerns regarding flag lots and to provide more clarity on the council's position, especially on issues such as the prohibition of guest houses or detached accessory dwelling units (ADUs). Director Schaefermeyer noted that, after further discussions in January and February study meetings, the applicant had revised the development agreement, but the key provision remained the same, prohibiting guest houses or detached ADUs. Staff was working on a broader code amendment to address this issue in the overall zoning code. He recommended approval of the development agreement as it stands and stated that the applicant was present if there were any further questions.

Mayor Ramsey noted that public hearings had already been held on this matter during the previous meetings mentioned, so no additional public hearing was needed at this time.

Council Member Harris expressed appreciation for the time and effort spent researching flag lots in more depth, emphasizing the importance of getting the issue right. He noted that flag lots are a significant concern for many residents, and it was crucial to approach the matter thoughtfully. He praised the team for thoroughly researching how neighboring cities handle flag lots and for providing various options. Council Member Harris appreciated the opportunity for the council to evaluate those options together. He stated that the current proposal aligns with the guidelines the council had discussed, which made him feel more confident and comfortable with the decision being made.

Council Member Zander motioned to approve Resolution R2025-09, Authorizing the Mayor of the City of South Jordan to enter into a Development Agreement with Mulberry Cottage, LLC and WHDTMR, LLC pertaining to property located at 10537 S. 3010 W. and 10555 S. 3010 W. Council Member Shelton seconded the motion.

Roll Call Vote

Council Member Zander - Yes

Council Member Shelton - Yes

Council Member Harris - Yes

Council Member Johnson - No

Council Member McGuire – No

The motion passed with a vote of 3-2. Council Member Johnson and Council Member McGuire voted No.

E. Mayor and Council Reports

Council Member Don Shelton

- Attended a Jordan River Commission Governing Board meeting and was elected chair.
- Attended the Jordan River Commission celebration to honor and recognize the hard work and efforts of their volunteers who participated in pulling weeds and cleaning up.
- Met with the Executive Director of the Jordan River Commission to discuss responsibilities as chair.
- Attended two legislative policy committee meetings from the Utah League of Cities and Towns, one in person and one virtually.

Council Member Tamara Zander

- Shared a story about Peter McMahon, former president of Kennecott Land, who helped develop Daybreak in South Jordan. Peter visited Utah recently, and Council Member Zander and her husband, took him on a tour of Daybreak, where he reflected on the community's growth and his vision. She highlighted the story Peter shared about the process of getting the temple and the lake approved in Daybreak, mentioning the collaboration with city leaders.
- Spoke about the SoJo Races, where a local participant created a photo book documenting all the 5k races in South Jordan from last year. Council Member Zander praised the inclusivity of the races, which attract both athletes and walkers, and recognized the team for organizing these community-building events.

Council Member Patrick Harris

- Attended the 5k race series and praised the well-organized events. Enjoyed the exercise and the excitement that comes with these races, even on cold or rainy days. Appreciated the effort staff puts into making the events fun and engaging.
- Had a meeting with Jordan Basin, where everything is progressing well. Also noted that the organization is keeping an eye on various pieces of legislation currently being discussed.
- Acknowledged the busy legislative season and thanked everyone involved, especially Mayor Ramsey and the staff, for their hard work during this time.
- Met with a developer, alongside staff, to discuss potential development projects within the city. Expressed appreciation for the collaboration with staff on these efforts.
- Mentioned enjoying the monthly one-on-one meetings with City Manager Lewis, finding them valuable for discussing city matters in more depth.

Council Member Kathie Johnson

- Meeting for the Mosquito Abatement District, which is considering a rate increase. Noted that they haven't had a rate increase in 15-20 years, so it seems like it may be due for an adjustment.

Council Member Jason McGuire

- Attended various legislative policy committee meetings, mostly remotely due to being at work. Noted there are several critical bills to keep an eye on, and some of those will be recapped later in the meeting.
- Participated in meetings with the artists for the new TRAX stop at the Urban Center near the Bee's Stadium.
- Conducted a personal site visit to Aunt Mame's to refresh himself on the property. This was in preparation for discussions on potential uses for the site, and he found it helpful to get reacquainted and explore different possibilities.

Mayor Dawn Ramsey

- Attended several LPC meetings and appreciated the strong representation from South Jordan on key legislative issues. Acknowledged the City Attorney Loose's efforts on behalf of the city.
- Participated in a panel discussion with other mayors and Mayor Wilson of Salt Lake County. The event had a large audience, and it was a great opportunity to talk about what South Jordan is doing.
- Participated in a panel discussion at the South Valley Chamber's Leadership Group meeting. The seven mayors from the South Valley Chamber gathered at the State Capitol for the event, which was moderated by Jay Francis.
- Took extra time to review the artist's concepts for the new TRAX stop. It was a productive and unanimous decision among the group regarding the final art selection for the site.
- Met with Alan Matheson, the new director of Rio Tinto, to discuss future plans and the company's team. Mr. Matheson, who has been with Rio Tinto for six months, will be leaving for Canada as a mission president soon.
- Hosted Chairman Christensen from UTA and other UTA staff to discuss the upcoming TRAX stop opening and related events. A formal schedule for the opening event will be added to Council members' calendars.
- Attends weekly Wasatch Front Regional Council (WFRC) meetings at the Capitol every Thursday morning. These meetings include discussions on policy, transportation, and transit with participation from legislators and public policy experts.
- Attended the National Association of Regional Councils annual conference in Washington, DC, as chair of the WFRC, representing South Jordan. The conference was a series of meetings with Utah's congressional delegation, where transportation planning and funding issues were discussed.

I. Staff Reports and Calendaring Items

City Engineer Klavano provided an update to the Council regarding the recent discussion on taking the right turns away onto Bangor to remove the signal. After consulting with UDOT and meeting with the school district, which was supportive, they also coordinated with the businesses on the opposite side. It was decided that this weekend, the right turn movements will be stopped, and the signal will be removed. Additionally, he noted that he observed vehicles not stopping at the stop bar and making right turns on red, which was not permitted and presented a dangerous situation.

City Attorney Loose mentioned that he would send a text regarding the GRAMA bill, which recently passed out of committee. He highlighted that while the League is supporting the bill, there was some back-and-forth within the LPC. The bill proposes removing the state records committee and replacing it with a law-trained individual to enforce the law, eliminating the balancing test for private and protected records. This change would simplify compliance with the law. He encouraged Council members to reach out if they had any concerns about the bill.

Mayor Ramsey provided an update on a recent decision made by the Salt Lake County Council. She mentioned that the council passed a resolution approving the local option sales tax, referred to as the "fifth fifth." This resolution, which passed after a two-week voting process, will go into effect on July 1. The local option sales tax was first approved by the state legislature in 2018, where for every \$5 in purchases, consumers would pay one penny in sales tax designated for transportation projects. In 2024, the state legislature granted Salt Lake County the ability to amend the use of this tax revenue to also include public safety funding, though it was initially intended for transportation. The approval of this resolution will generate approximately \$76 million annually, with half of that amount, or \$38 million, going toward transportation projects within Salt Lake County. The state will determine which transportation projects will receive funding. Another \$19 million will be allocated to cities within Salt Lake County for transportation needs, and the remaining \$19 million will be used by Salt Lake County for public safety purposes. Mayor Ramsey also mentioned that Utah County and Summit County have already implemented this tax, but she was unsure about Davis County's status.

City Attorney Loose responded that Davis County has been considering the implementation of the local option sales tax but had not yet implemented it at the time. He noted that Utah County and Summit County had already passed it, and that Davis County had been discussing it.

Mayor Ramsey explained that Salt Lake County plans to allocate \$6.4 million for the operation of additional beds at the Oxbow jail, with the remaining funds directed toward future modifications of the metro jail. This allocation is necessary since the bond did not pass this year, and the county is seeking additional funding sources to improve public safety. For South Jordan, this local option sales tax will result in approximately \$1.2 million annually in transportation funding for the city.

Council Member Zander inquired whether the funds from the local option sales tax would be allocated based on population.

Mayor Ramsey responded, confirming that there is a set amount and a formula in place for allocating the funds. She shared that the Salt Lake County has received authorization from the legislature to use a portion of the funds for public safety, while the remainder will continue to be allocated for transportation projects, as originally intended. She emphasized that this change would be beneficial for transportation needs in the city. Additionally, she mentioned that a bill, HB 465, regarding law enforcement agency amendments, is aimed specifically at Salt Lake City. The bill would grant the state more authority in decisions related to public safety, crime, and homelessness.

Attorney Loose clarified that the initial drafts of the bill, HB 465, had inadvertently included cities like St. George, which was not intended. St. George raised concerns, prompting revisions to the bill. Ogden was also mentioned but was not directly impacted by the changes. The bill was then adjusted to better reflect its focus on Salt Lake City specifically.

Mayor Ramsey provided an update on HB 465, which targets cities of the first class, a category South Jordan will soon fall into. The bill specifically addresses cities that receive homeless mitigation funds, a category South Jordan is currently not part of, though that could change in the future. The bill compels cities receiving these funds to enter into an agreement with the Department of Public Safety, granting the department significant authority over certain aspects of public safety without requiring full coordination with the municipality. This has raised concerns, particularly regarding the level of control the state could have over Salt Lake City's police department. The League of Cities is currently opposing the bill in its drafted form, and further developments are awaited.

Attorney Loose elaborated on additional concerns regarding HB 465. One issue is that if a city receiving homeless mitigation funds does not sign the required agreement with the Department of Public Safety, the state can implement a "rapid response team" through the Utah Highway Patrol (UHP). This team could intervene in local incidents if local police are deemed too slow to respond. This raises concerns about coordination, as specialized teams require careful training and collaboration, something that could be disrupted by outside intervention. Further, there are questions about how these teams would handle legal processes, such as issuing tickets or breaking up encampments. Concerns include whether these actions would align with local city attorneys' offices, potentially leading to complications or dismissals of tickets. These issues are fueling further uncertainty and concerns about the bill's implications for local law enforcement.

Mayor Ramsey raised another concern regarding HB 465, noting that if a city of the first class does not enter into a contract with the Department of Public Safety (DPS), it would forfeit its gas tax and homeless mitigation funds. This provision creates an additional pressure for cities to comply with the contract, as failure to do so would result in the loss of essential funding for transportation and homelessness mitigation.

Attorney Loose explained that the reason for the neutral fiscal note on HB 465 is that the money, which would have gone to cities, is instead redirected to the Utah Highway Patrol (UHP) to cover the costs of the services provided under the bill. This ensures that the fiscal impact remains neutral, as the funds are simply moved rather than added or subtracted.

Council Member Harris expressed concern that, although South Jordan is not currently a city of the first class, once the city reaches a certain population threshold, it could become subject to similar legislation. He emphasized that the implications of such legislation would eventually impact South Jordan as the city grows.

Mayor Ramsey acknowledged that the potential for South Jordan to be affected by such legislation is real. She also pointed out that if the program is successful in cities of the first class, the state could potentially expand it to include all cities within a county.

Attorney Loose expressed concern about the potential for the state to expand the authority of the Highway Patrol. He noted that if an incident occurs in a second-class city and the Highway Patrol does not respond, the state could later change the law to allow the Highway Patrol to take over in those situations. He described this as a slippery slope, emphasizing that while law enforcement agencies typically collaborate, the idea of a full takeover by the Highway Patrol diminishing the role of local police is problematic.

Council Member Zander inquired about the motivation behind the bill, asking if there was a specific event or issue that triggered the proposal. She expressed curiosity about what led to the introduction of the bill, questioning whether it stemmed from something that had been handled poorly in the past.

Attorney Loose explained that the impetus for the bill was the downtown situation in Salt Lake City, specifically concerning the encampments and related issues.

Mayor Ramsey concluded by reassuring the council that they are closely monitoring the situation and working on it. She mentioned that there are many other issues being addressed as well, but due to time constraints, they would not be able to cover all of them tonight.

Council Member McGuire brought to the council's attention two bills: SB 262, concerning housing affordability, and HB 355, which primarily targets gravel pits. He highlighted that both bills could potentially override local authority and zoning powers. He mentioned that he spoke in committee on the gravel pit bill (HB 355) and advised the council to be aware of both HB 355 and SB 262, as both could potentially preempt local authority and zoning abilities. He noted these bills might trigger action alert items from the league due to their direct impact on cities.

Mayor Ramsey acknowledged that there are still several significant bills yet to be introduced and emphasized that there are two more weeks remaining for these to come up.

Council Member Johnson motioned to adjourn the February 18, 2025 City Council Meeting. Council Member Zander seconded the motion. Vote was 5-0, unanimous in favor.

ADJOURNMENT

The February 18, 2025 City Council Meeting adjourned at 7:59 p.m.

This is a true and correct copy of the February 18, 2025 City Council Meeting Minutes, which were approved on March 4, 2025.



South Jordan City Recorder

Arts Council 2024 Year in Review

ATTACHMENT A



2024 Theater Productions



BY PARTNERING WITH SANDBOX THEATER,
WE WERE ABLE TO HOLD TWO
PRODUCTIONS IN 2024.

SUMMER PRDUCTION
**JOSEPH & THE AMAZING
TECHNICOLOR DREAMCOAT**

10 SOLD OUT SHOWS
HELD IN JUNE

FALL PRODUCTION
BLITHE SPIRT
6 SHOWS HELD IN OCTOBER

**SOJO MUSIC FESTIVAL
COMMEMORATIVE POSTER CONTEST:**
JANUARY

ANNUAL ART SHOW:
MARCH-APRIL

QUILT SHOW:
MAY

CHALK ART CONTEST:
JUNE

PLAIN AIR COMPETITION:
SEPTEMBER

GINGERBREAD HOUSE CONTEST:
NOVEMBER

2024 Arts Council

-Public Art Competitions-



Public Art 2024

PARK MURALS

INSTALLED AT 5 PARKS

JORDAN RIVER TAIL

7 PANNELS PAINTED

CROSSWALK

ON TOWNE CENTER DR

PUMPKIN CARVER

OCTOBER AT PUMPKIN PROMENADE

ICE CARVER

DECEMBER AT LIGHT THE NIGHT



**WE HAD 3 UTILITY BOXES WRAPPED
WITH ARTWORK FROM
THE 2024 ART SHOW**

LOCATIONS:

BOX #1- 4150 W. SOUTH JORDAN PARKWAY

BOX #2- 11400 S. SUMMER HEIGHTS DRIVE

BOX #3- 2480 W. MINERS MILE

2024 Utility Box Wraps



2024 Art Programs



ARTIST ON DISPLAY:

YEAR-ROUND AT CITY HALL AND
THE GALE MUSEUM

SOCK PUPPETS:

YEAR-ROUND AT THE GALE MUSEUM

VINTAGE DANCE:

YEAR-ROUND AT THE COMMUNITY CENTER

YOUTH ART CLASSES AND SUMMER CAMPS:

YEAR-ROUND AT THE COMMUNITY CENTER AND
THE GALE MUSEUM

ADULT GINGERBREAD CLASS:

NOVEMBER AT THE GALE MUSEUM

ART SWAP GALA:

OUR FIRST EVER ART SWAP GALA WAS A GREAT SUCCESS,
AND WAS FEATURED IN SALT LAKE COUNTY
ZAP RECOGNITIONS.

ARTISTS FROM SALT LAKE COUNTY JOINED TOGETHER AT
THE GALE MUSEUM FOR AN AFTERNOON OF CREATIVITY
AND CONNECTION. EACH ARTISTS BROUGHT A PIECE OF
THEIR ARTWORK AND EXCHANGED IT FOR ANOTHER
ARTIST'S PIECE.

DOWDLE VAN WRAP:

THE RECREATION VAN WAS WRAPPED IN A BLACK AND
WHITE COLOR PAGE VERSION OF THE 2024 SOJO DOWDLE
PUZZLE. THE VAN HAS BEEN VERY POPULAR AT EVENTS
FOR KIDS AND ADULTS TO COLOR THE DRY ERASE
MATERIAL ON THE VAN.

New From 2024



2024 Arts Overview

JANUARY- SOJO MUSIC FESTIVAL POSTER CONTEST

FEBRUARY- ART SWAP GALA

MARCH- SOJO ART SHOW RECEPTION AND KICK OFF

APRIL- SOJO ART SHOW, DOWDLE VAN WRAP

MAY- ART ON THE TOWN, QUILT SHOW

JUNE- CHALK ART FESTIVAL, ARTVENTURE, THEATER PRODUCTION

JULY- ARTVENTURE

AUGUST- ARTVENTURE, DULLING PIANOS

SEPTEMBER- PLEIN AIR COMPETITION

OCTOBER- THEATER PRODUCTION, STORYTELLER & PUMPKIN CARVE AT PUMPKIN PROMENADE

NOVEMBER- GINGERBREAD HOUSE CLASS

DECEMBER- GINGERBREAD CONTEST, ICE SCULPTURE, COMMUNITY ORNAMENTS, CANDY WINDOWS

ALL YEAR- ARTIST ON DISPLAY AT CITY HALL AND THE GALE MUSEUM WITH A NEW ARTIST EACH MONTH,
YOUTH ART CLASSES, SOCK PUPPETS AND VINTAGE DANCE

New Art Programs coming in 2025

ONLINE PHOTO CONTEST- JANUARY 2025

ART IN THE PARK- SATURDAYS IN MAY 2025

SOUTH JORDAN TRAX STATION ART- SPRING 2025

October 22, 2024



SOUTH JORDAN
U T A H

City Council Meeting

WHEADON ACRES LOTS 14 & 15A FLAG LOT OVERLAY

Rezone

10537 S 3010 W & 10555 S 3010 W

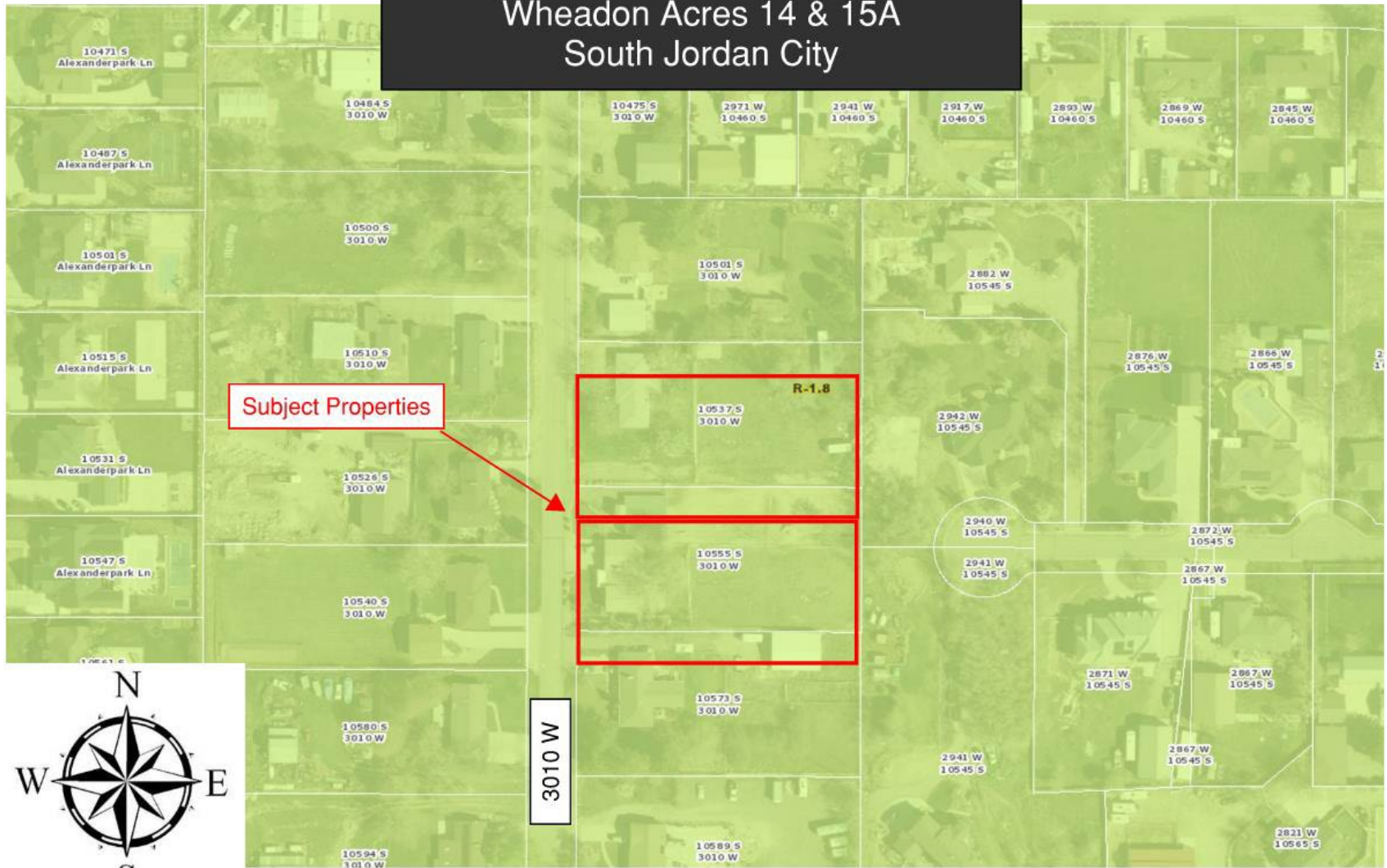
Location Map
Wheadon Acres 14 & 15A
South Jordan City



Zoning Map

Wheadon Acres 14 & 15A

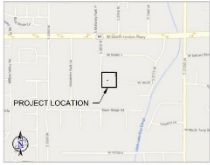
South Jordan City





Flag Lot Overlay Zone 17.130.060

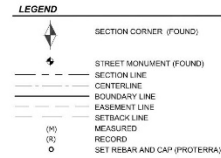
- “The purpose of the Flag Lot Overlay Zone (FL) is to allow for the creation of a flag lot in an existing subdivision that does not meet the minimum area requirement in subsection 16.04.160D of Title 16. The FL may be applied to an existing lot under unique circumstances as determined by the City Council...”
- Development agreement is required to have predictability as to how the lots will develop.
- The subject lot shall have a frontage of 125 feet along PRW.
- The lot’s underlying zone does not change.
- The subject lots will need to meet the lot size and density of the R-1.8 zone and be developed according to its development standards, except for the adjustments listed in the agreement.



VICINITY MAP N.T.S.

WHEADON ACRES LOTS 14 & 15A AMENDED FINAL PLAT

LOCATED IN THE NORTHWEST QUARTER OF
SECTION 16, TOWNSHIP 3 SOUTH, RANGE 1 WEST,
SALT LAKE BASE & MERIDIAN,
SOUTH JORDAN, UTAH

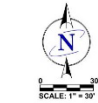


GENERAL NOTES:

- THIS PLAT IS SUBJECT TO A DEVELOPMENT AGREEMENT WITH SOUTH JORDAN CITY.

WEST QUARTER CORNER OF SECTION 16
TOWNSHIP 3 SOUTH, RANGE 1 WEST
SALT LAKE BASE & MERIDIAN
(FOUND MONUMENT)

1320.44' (M)
BASIS OF BEARINGS
WEST 2640.48' (M)



CENTER OF SECTION 16
TOWNSHIP 3 SOUTH, RANGE 1 WEST
SALT LAKE BASE & MERIDIAN
(FOUND MONUMENT)

PUBLIC UTILITY APPROVAL
CENTURY INK: _____ DATE: _____
COMCAST: _____ DATE: _____
DOMINION ENERGY: _____ DATE: _____
ROCKY MTN. POWER: _____ DATE: _____
OTHER: _____ DATE: _____

CITY ENGINEER
I HEREBY CERTIFY THAT THIS OFFICE HAS EXAMINED THIS PLAT AND IT IS CORRECT IN ACCORDANCE WITH INFORMATION ON FILE IN THIS OFFICE.

SOUTH JORDAN CITY ENGINEER

SOUTH VALLEY SEWER DISTRICT
APPROVED THIS _____ DAY OF _____ A.D. 20____.

SOUTH VALLEY SEWER DISTRICT

HEALTH DEPARTMENT
APPROVED THIS _____ DAY OF _____ A.D. 20____.

REPRESENTATIVE

OFFICE OF THE CITY ATTORNEY
APPROVED AS TO FORM THIS _____ DAY OF _____ A.D. 20____.

ATTORNEY FOR SOUTH JORDAN CITY

CITY PLANNER
APPROVED AS TO FORM THIS _____ DAY OF _____ A.D. 20____.

CITY PLANNER

SOUTH JORDAN CITY MAYOR
APPROVED AS TO FORM THIS _____ DAY OF _____ A.D. 20____.

ATTEND: CITY CLERK MAYOR

SALT LAKE COUNTY RECORDER
RECORDED NO. _____
STATE OF UTAH, COUNTY OF SALT LAKE, RECORDED AND FILED AT THE REQUEST OF:
DATE _____ TIME _____ BOOK _____ PAGE _____
FEE \$ _____ DEPUTY SALT LAKE COUNTY RECORDER

SURVEYOR'S CERTIFICATE:

JARED ASHTON, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR HOLDING LICENSE NO. 12411560 IN ACCORDANCE WITH TITLE 58, CHAPTER 22, PROFESSIONAL ENGINEERS AND PROFESSIONAL LAND SURVEYORS LICENSING ACT. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE COMPLETED A SURVEY OF THE PROPERTY DESCRIBED ON THIS PLAT IN ACCORDANCE WITH SECTION 17-23-17, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS HEREINAFTER KNOWN AS:

WHEADON ACRES LOTS 14 & 15A AMENDED

AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND MONUMENTED ON THE GROUND AS SHOWN ON THIS PLAT.

JARED ASHTON
UTAH PROFESSIONAL LAND SURVEYOR
LICENSE NO. 12411560



PROPERTY DESCRIPTION DESCRIPTION:

A PARCEL OF LAND SITUATED IN THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, SALT LAKE COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WEST 1320.04 FEET AND NORTH 0°00'31" EAST 295.94 FEET FROM THE CENTER OF SECTION 16, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, SAID POINT BEING THE SOUTHWEST CORNER OF LOT 14, WHEADON ACRES SUBDIVISION ON RECORD AT THE SALT LAKE COUNTY RECORDERS OFFICE AS ENTRY #2317193; THENCE ALONG THE SOUTHWEST CORNER OF SAID LOT 14 WEST 285.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 14, SAID POINT ALSO BEING ON THE EASTERLY RIGHT OF WAY LINE OF 30'10" WEST STREET; THENCE ALONG SAID RIGHT OF WAY NORTH 0°00'31" EAST 290.40 FEET TO THE NORTHWEST CORNER OF LOT 15A OF SAID WHEADON ACRES SUBDIVISION; THENCE ALONG THE NORTH LINE OF SAID LOT 15A EAST 285.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 15A, THENCE ALONG THE EAST LINE OF SAID LOTS 14 & 15A SOUTH 0°00'31" WEST 290.40 FEET TO THE POINT OF BEGINNING.

CONTAINS 82.754 SF OR 1.90 ACRES MORE OR LESS

OWNER'S DEDICATION AND CONSENT TO RECORD:

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED ARE THE OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, AND HEREBY CAUSE THE SAME TO BE DIVIDED INTO LOTS, TOGETHER WITH EASEMENTS AS SET FORTH TO BE HEREINAFTER KNOWN AS:

WHEADON ACRES LOT 14 & 15A AMENDED

AND DO HEREBY CONVEY TO ANY AND ALL PUBLIC UTILITY COMPANIES A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER THE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE AND OPERATION OF UTILITY LINES AND FACILITIES. THE UNDERSIGNED OWNERS ALSO HEREBY CONVEY ANY OTHER EASEMENTS AS SHOWN ON THIS PLAT TO THE PARTIES INDICATED AND FOR THE PURPOSES SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS _____ DAY OF _____, 20____.

OWNER

OWNER'S ACKNOWLEDGEMENT:

STATE OF _____)
COUNTY OF _____)

ON THE _____ DAY OF _____, 20____, PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, IN AND FOR THE COUNTY OF _____ IN THE STATE OF _____, _____, WHO AFTER BEING DULY SWORN, ACKNOWLEDGED TO ME THAT HE/SHE IS THE _____, SIGNED THE FOREGOING OWNERS' DECLARATION AND DULY ACKNOWLEDGED BEFORE ME THAT HE/SHE DID EXECUTE THE SAME FREELY AND VOLUNTARILY AND FOR THE PURPOSES THEREIN MENTIONED.

MY COMMISSION EXPIRES: _____

A NOTARY PUBLIC COMMISSION IN UTAH
RECORDING NO. _____

MY COMMISSION NO. _____

PRINTED FULL NAME OF NOTARY _____

WHEADON ACRES LOTS 14 & 15A AMENDED

SITUATED IN THE NORTHWEST QUARTER OF SECTION 16,
TOWNSHIP 3 SOUTH, RANGE 1 WEST,
SALT LAKE BASE AND MERIDIAN,
SOUTH JORDAN CITY, SALT LAKE COUNTY, UTAH

OWNER / DEVELOPER
DANIEL MILAR



SHEET
PL1

res
I

res
n

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