Recording Requested By and
When Recorded Return to:

City of West Jordan
Attention: City Recorder
8000 South Redwood Road
West Jordan, Utah 84088

For Recording Purposes Do
Not Write Above This Line

THE CITY OF WEST JORDAN, UTAH
A Municipal Corporation

ORDINANCE NO. 25-59

AN ORDINANCE FOR APPROXIMATELY 1.47 ACRES OF PROPERTY LOCATED AT APPROXIMATELY 1490 WEST 8600 SOUTH, IDENTIFIED AS SANDRA'S PLACE; AND

AMENDING THE ZONING MAP FOR SANDRA'S PLACE

WHEREAS, the City of West Jordan ("**City**") adopted the Comprehensive General Plan ("**General Plan**") in 2023, as amended, which provides for a general plan land use map ("**General Plan Land Use Map**" or "**Future Land Use Map**"), which is periodically updated; and the City adopted the West Jordan City Code ("**City Code**") in 2009, as amended, which provides for a zoning map for the City ("**Zoning Map**"), which is periodically updated; and

WHEREAS, an application was made by Wixom Investments, LLC, a Utah limited liability company ("**Applicant**" and "**Owner**") for approximately 1.47 acres of real property, **Parcel Number 21-34-480-016,** located at approximately 1490 West 8600 South ("**Property**" or "**Sandra's Place**"), for a ***Rezone*** from the A-5 (Agricultural 5-acre lots) Zone to the R-1-8 (Single-family residential, 8,000 square foot lots minimum) Zone ("**Application**" and "**Rezone**"); and

WHEREAS, on October 21, 2025, the Application was considered by the West Jordan Planning Commission ("**Planning Commission**"), which held a public hearing and made a ***positive*** recommendation to the West Jordan City Council ("**City Council**") concerning the Rezone, based upon the criteria in City Code Section 13-7D-6; and

WHEREAS, a public hearing was held before the City Council on November 18, 2025, concerning the Rezone; and the City Council has reviewed and considered the Rezone; and

WHEREAS, in its sole legislative discretion, the City Council now finds it to be in the best interest of the public health, safety, and welfare of the residents of the City to approve the Rezone.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WEST JORDAN, UTAH AS FOLLOWS:

Section 1. Rezone. For the Property, a ***Rezone is approved*** from the A-5 (Agricultural 5-acre lots) Zone to the R-1-8 (Single-family residential, 8,000 square foot lots minimum) Zone, as per the legal description in "Attachment A".

Section 2. Severability. If any provision of this Ordinance is declared to be invalid by a court of competent jurisdiction, the remainder shall not be affected thereby.

Section 3. Effective Date. This Ordinance shall become effective immediately upon posting or publication as provided by law and upon (i) the Mayor signing the Ordinance, (ii) the City Council duly overriding the veto of the Mayor as provided by law, or (iii) the Mayor failing to sign or veto the Ordinance within fifteen (15) days after the City Council presents the Ordinance to the Mayor.

PASSED BY THE CITY COUNCIL OF THE CITY OF WEST JORDAN, UTAH, THIS 18TH DAY OF NOVEMBER 2025.

CITY OF WEST JORDAN

By: Kayleen Whitelock (Nov 19, 2025 15:56:34 MST)
Kayleen Whitelock
Council Chair

ATTEST:

Cindy M. Quick, MMC
Council Office Clerk

Voting by the City Council	**"YES"**	**"NO"**
Chair Kayleen Whitelock	☒	☐
Vice Chair Bob Bedore	☐	☒
Council Member Pamela Bloom	☒	☐
Council Member Kelvin Green	☒	☐
Council Member Zach Jacob	☒	☐
Council Member Chad Lamb	☐	☒
Council Member Kent Shelton	☒	☐

PRESENTED TO THE MAYOR BY THE CITY COUNCIL ON NOVEMBER 19, 2025

Mayor's Action: X Approve _____ Veto

By: _____ Nov 21, 2025
Mayor Dirk Burton Date

ATTEST:

Tangee Sloan, MMC, UCC
City Recorder

STATEMENT OF APPROVAL OF PASSAGE (check one)

X
_____ The Mayor approved and signed Ordinance No. 25-59.

_____ The Mayor vetoed Ordinance No. 25-59 on _____ and the City Council timely overrode the veto of the Mayor by a vote of _____ to _____.

_____ Ordinance No. 25-59 became effective by operation of law without the Mayor's approval or disapproval.

Tangee Sloan, MCC, UCC
City Recorder

CERTIFICATE OF PUBLICATION

I, Tangee Sloan, certify that I am the City Recorder of the City of West Jordan, Utah, and that a short summary of the foegoing ordinance was published on the Utah Public Notice Website on the 25 day of November, 2025. The fully executed copy of the ordinance is retained in the Office of the City Recorder pursuant to Utah Code Annotated, 10-3-711.

Tangee Sloan, MMC, UCC
City Recorder

[See next page.]

Attachment A to
ORDINANCE NO. 25-59

AN ORDINANCE FOR APPROXIMATELY 1.47 ACRES OF PROPERTY LOCATED AT APPROXIMATELY 1490 WEST 8600 SOUTH, IDENTIFIED AS SANDRA'S PLACE; AND

AMENDING THE ZONING MAP FOR SANDRA'S PLACE

LEGAL DESCRIPTION:

Parcel Number 21-34-480-016

BEGINNING AT A POINT WEST 1126.71 FEET FROM THE SOUTHEAST CORNER OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, THENCE WEST 193.29 FEET; THENCE NORTH 331.41 FEET; THENCE EAST 193.29 FEET; THENCE SOUTH 331.41 FEET TO THE POINT OF BEGINNING.

SITUATED IN SALT LAKE COUNTY, STATE OF UTAH.

Ordinance No. 25-59 Sandra's Place Rezone

Final Audit Report 2025-11-25

Created:	2025-11-19
By:	Cindy Quick (Cindy.quick@westjordan.utah.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAAEJN7AN1GrYX34OJjRogDKTydn8yjlAZj

"Ordinance No. 25-59 Sandra's Place Rezone" History

Document created by Cindy Quick (Cindy.quick@westjordan.utah.gov)
2025-11-19 - 9:41:48 PM GMT

Document emailed to kayleen.whitelock@westjordan.utah.gov for signature
2025-11-19 - 9:44:10 PM GMT

Email viewed by kayleen.whitelock@westjordan.utah.gov
2025-11-19 - 10:56:05 PM GMT

Signer kayleen.whitelock@westjordan.utah.gov entered name at signing as Kayleen Whitelock
2025-11-19 - 10:56:32 PM GMT

Document e-signed by Kayleen Whitelock (kayleen.whitelock@westjordan.utah.gov)
Signature Date: 2025-11-19 - 10:56:34 PM GMT - Time Source: server

Document emailed to Cindy Quick (Cindy.quick@westjordan.utah.gov) for signature
2025-11-19 - 10:56:35 PM GMT

Email viewed by Cindy Quick (Cindy.quick@westjordan.utah.gov)
2025-11-19 - 10:58:47 PM GMT

Document e-signed by Cindy Quick (Cindy.quick@westjordan.utah.gov)
Signature Date: 2025-11-19 - 10:58:57 PM GMT - Time Source: server

Document emailed to Dirk Burton (dirk.burton@westjordan.utah.gov) for signature
2025-11-19 - 10:58:58 PM GMT

Email viewed by Dirk Burton (dirk.burton@westjordan.utah.gov)
2025-11-21 - 4:18:49 PM GMT

Document e-signed by Dirk Burton (dirk.burton@westjordan.utah.gov)
Signature Date: 2025-11-21 - 4:19:08 PM GMT - Time Source: server

Document emailed to Tangee Sloan (tangee.sloan@westjordan.utah.gov) for signature

2025-11-21 - 4:19:10 PM GMT

Email viewed by Tangee Sloan (tangee.sloan@westjordan.utah.gov)

2025-11-25 - 9:07:12 PM GMT

Document e-signed by Tangee Sloan (tangee.sloan@westjordan.utah.gov)

Signature Date: 2025-11-25 - 9:07:36 PM GMT - Time Source: server

Agreement completed.

2025-11-25 - 9:07:36 PM GMT

Adobe Acrobat Sign