

**MINUTES OF THE CITY OF WEST JORDAN
FAIRWAY ESTATES SPECIAL SERVICE
RECREATION DISTRICT MEETING
Wednesday, May 22, 2024 - 6:15 PM
Approved August 27, 2024
8000 S Redwood Road, 3rd Floor
West Jordan, UT 84088**

FAIRWAY ESTATES SPECIAL SERVICE RECREATION DISTRICT

1. CALL TO ORDER

BOARD: Chairperson Zach Jacob, Vice Chairperson Chad Lamb, Bob Bedore, Pamela Bloom, Kelvin Green, Kent Shelton, Kayleen Whitelock

STAFF: Council Office Director Alan Anderson, Mayor Dirk Burton, City Attorney Josh Chandler, Budget & Management Analyst Rebecca Condie, Assistant City Administrator Jamie Davidson, Assistant City Administrator Paul Jerome, Policy Analyst & Public Liaison Warren Hallmark, City Administrator Korban Lee, Fire Chief Derek Maxfield, Council Administrative Services Director Danyce Steck, Police Chief Ken Wallentine

Chairperson Jacob called the meeting to order 6:58 pm

2. PUBLIC COMMENTS

Chair Jacob opened the public comment period at 6:59 pm

Comments:

None

Chair Jacob closed public comment at 7:00 pm

3. BUSINESS ITEMS

- a. FES Resolution No. 014 adopting the Tentative Budget for the West Jordan Fairway Estates Special Service Recreation District for Fiscal Year 2025 and setting August 13, 2024 as the date for a public hearing regarding the adoption of the final budget and the setting of the property tax rate.***

Administrative Services Director Danyce Steck reviewed the tentative budget, which includes a proposed property tax increase. The proposal was reviewed and supported by residents last year. A public hearing is scheduled for August 13, 2024. The increase would amount to \$19 per year or \$1.58 per month for the average resident. Steck highlighted that expenses are outpacing revenues, primarily due to increased landscaping contract costs and utility expenses for watering lawn spaces. The estimated property tax revenue is \$10,000, while operational and maintenance costs are projected at \$20,000, necessitating the use of reserves. The reserves are currently healthy, with a projected balance of \$42,000 at the end of the year, expected to decrease to \$33,000.

Steck also outlined a five-year plan to gradually increase property taxes: a 10% increase for this year and the next, followed by 15% increases from 2027 to 2030. The goal is to ensure the infrastructure can maintain itself, with a target of maintaining around \$10,000 per year in reserves.

Administrative Services Director Danyce Steck outlined the next steps, noting that a public hearing is scheduled for August 13, 2024. The board will consider adopting the annual budget and setting the property tax rate on August 14, 2024. Steck mentioned that they could not exceed a 10% increase if they wish to consider a different amount.

Board Member Lamb inquired if the operating costs of \$8,525 included water expenses. Administrative Services Director Steck confirmed that water costs were included. Board Member Lamb asked about the payment process, noting that some homeowners might pay their property tax in monthly installments through their mortgage company, while others might pay it all at once if they own their home outright.

Board Member Green questioned whether the landscape meter could be read from the AMI tower and if the high costs were due to overwatering. He expressed concern about monitoring water usage and the efficiency of the process. Green also suggested that the truth in taxation public hearing and regular business be held on separate nights for clarity and focus.

Administrative Services Director Steck explained that scheduling was at the board's discretion. Chairperson Jacob added that the leadership would decide the final schedule. Green reiterated his preference for separate meetings on August 13th and 14th.

MOTION: Board Member Bloom moved to APPROVE FES Resolution No. 014 adopting the Tentative Budget for the West Jordan Fairway Estates Special Service Recreation District for Fiscal Year 2025 and setting August 13, 2024 as the date for a public hearing regarding the adoption of the final budget and the setting of the property tax rate.
Board Member Shelton seconded the motion.

Board Member Whitelock clarified that the board had held numerous meetings with residents in the district, and by approving the motion, they were fulfilling the residents' requests.

The vote was recorded as follows:

YES: Zach Jacob, Chad Lamb, Bob Bedore, Pamela Bloom, Kelvin Green, Kent Shelton, Kayleen Whitelock

NO:

ABSENT:

The motion passed 7-0.

4. CONSENT ITEMS

a. Approve Meeting Minutes

- May 8, 2024 – Fairway Estates Special Service Recreation District Meeting**

MOTION: Board Member Whitelock moved to APPROVE the consent agenda.
Board Member Bloom seconded the motion.

The vote was recorded as follows:

YES: Zach Jacob, Chad Lamb, Bob Bedore, Pamela Bloom, Kelvin Green, Kent
Shelton, Kayleen Whitelock

NO:

ABSENT:

The motion passed 7-0.

5. ADJOURN

Chairperson Jacob adjourned the meeting at 7:12 pm

I certify that the foregoing minutes represent an accurate summary of what occurred at the meeting held on May 22, 2024. This document constitutes the official minutes for the City of West Jordan Fairway Estates Special Service Recreation District meeting.

Cindy M. Quick, MMC
Secretary

Approved this 27th day of August 2024