



MINUTES OF THE CITY OF WEST JORDAN  
CITY COUNCIL MEETING  
Tuesday, April 22, 2025 – 7:00 pm  
Approved May 13, 2025  
8000 S Redwood Road, 3rd Floor  
West Jordan, UT 84088

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**1. CALL TO ORDER**

**COUNCIL:** Chair Chad Lamb, Vice Chair Kayleen Whitelock, Bob Bedore, Kelvin Green, Zach Jacob, Kent Shelton

**STAFF:** Council Office Director Alan Anderson, Senior Assistant City Attorney Patrick Boice, Mayor Dirk Burton, City Attorney Josh Chandler, Public Works Director Brian Clegg, Budget & Management Analyst Rebecca Condie, Public Utilities Director Greg Davenport, Public Services Director Cory Fralick, City Planner / Zoning Administrator Larry Gardner, Policy Analyst & Public Liaison Warren Hallmark, Code Enforcement Manager Brock Hudson, Community Development Director Scott Langford, City Administrator Korban Lee, Public Information Manager Marie Magers, Fire Chief Derek Maxfield, Council Office Clerk Cindy Quick, Administrative Services Director Danyce Steck

**ABSENT:** Council Member Pamela Bloom

Chair Lamb called the meeting to order at 7:01 pm and noted that Council Member Bloom was excused.

**2. PLEDGE OF ALLEGIANCE**

Marie Magers led participants in the Pledge of Allegiance.

**3. SPECIAL RECOGNITION**

None

**4. REPORTS**

**a. Report from ChamberWest**

Barbara Riddle, ChamberWest Chief Executive Officer, reported that Magna had joined ChamberWest in January 2025. She reported that the Chamber remained active with ribbon cuttings, networking events, legislative advocacy, and professional development programs. She shared the key initiatives including a new Child Care Task Force, the Comcast RISE grant, and continued support for small businesses. Council members expressed appreciation for ChamberWest's partnership.

**5. PUBLIC COMMENT**

**Chair Lamb opened the public comment period at 7:12 pm.**

Comments:

Rob Bennett, West Jordan resident, referred to Business Item 6b on the agenda regarding landscaping requirements. He suggested it would be helpful to easily and clearly see what would happen if the requirements were not complied with. Mr. Bennett suggested a consequence should be clearly tied to the requirement.

**Chair Lamb closed public comments at 7:14 pm.**

## **6. PUBLIC HEARINGS**

### **a. Ordinance No. 25-16 Amending the Good Landlord Program and Short-Term Rentals and Corresponding Amendments to the Consolidated Fee Schedule**

Senior Assistant City Attorney Patrick Boice introduced the item explaining that the Council had discussed the Good Landlord Program and Short-Term Rentals in multiple previous meetings. Responding to a question from Council Member Green, he confirmed the contract between the City and landlords for participation in the Good Landlord Program would include interior inspections to provide flexibility to Code Enforcement officers.

**Chair Lamb opened a public hearing at 7:17 pm.**

Comments:

None

**Chair Lamb closed the public hearing at 7:18 pm.**

Council Member Green believed including the option for interior inspections would help ensure properties did not become rundown. Council Member Shelton struggled with the idea of interior inspections and believed the City needed to be careful with how interior inspections were approached. Council Member Green believed interior inspections included in the contract would be done by the property owners or property managers as part of participation in the Good Landlord Program. Council Member Jacob also struggled with the idea of interior inspections. Council Member Green said the interior inspections of which he spoke would be different from an interior inspection by the government. Council Member Jacob noted the language in the ordinance addressed interior inspections by City government. Mr. Boice said the document mirrored language provided by the State.

Council Member Jacob expressed concern that what was meant by interior inspection was not specified. Mr. Boice said some buildings routinely require fire inspections or County Health inspections. Council Member Jacob said he would prefer to remove the language and replace Section 4-2r-5 with "reserved" (to maintain existing numbering). Mr. Boice confirmed the State Code would continue to apply if the language were removed. Mr. Boice suggested referencing the State Code to which inspections would be subject.

City Attorney Josh Chandler noted it was his understanding that State language and the City language were different, with State Code providing prohibition on performing an inspection in certain circumstances, and City Code providing permissive language making it clear what the City could do. Mr. Chandler suggested the language in City Code and State

Code would operate differently, and said he did not believe the language to be of concern. Mr. Chandler expressed the opinion that the City Code provision would be a valuable tool in ensuring people complied with provisions of the Good Landlord Program. Council Member Jacob said he would be more comfortable if the word “consent” were added.

**MOTION: Council Member Jacob moved to APPROVE Ordinance No. 25-16 Amending the Good Landlord Program and Short-Term Rentals and Corresponding Amendments to the Consolidated Fee Schedule striking the second sentence remaining in 4-2R-5 so that it simply reads “All licensed premises are subject to inspection.” And then it can be governed by state code after that.**

**Chair Lamb seconded the motion.**

Vice Chair Whitelock asked Mr. Boice if there had been a situation in which the City needed to enter without a warrant and if it was a tool the City needed. Mr. Boice said the City had not had the personnel needed for the type of oversight desirable for the Good Landlord Program. He said he could think of situations in which an internal inspection may be warranted, and said he believed the City would have that ability with existing Code and the contract to participate in the Good Landlord Program. Council Member Green said Code Enforcement had the ability to literally seize property if needed. He said he could see the value in having a line in the Code stating units could be inspected but said he would be comfortable if the line were struck.

**The vote was recorded as follows:**

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

**NO:**

**ABSENT: Pamela Bloom**

**The motion passed 6-0.**

## **7. BUSINESS ITEMS**

### **a. Resolution No. 25-017 adopting fireworks restrictions for 2025**

Deputy Chief Clint Paxton said the Council had previously discussed changing the fireworks restriction map to shift the west boundary from 5600 West to U-111. Deputy Chief Paxton showed the restriction map proposed for the 2025 fireworks season and answered questions from the Council.

**MOTION: Vice Chair Whitelock moved to APPROVE Resolution No. 25-017 adopting fireworks restrictions for 2025.**

**Council Member Bedore seconded the motion.**

Council Member Jacob said he did not like the way in which fireworks were legal in the State, and would like to see things tightened down further.

**The vote was recorded as follows:**

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

**NO:**

**ABSENT: Pamela Bloom**

**The motion passed 6-0.**

**b. Ordinance No. 25-12, Amending Sections 13-13-1 Through 13-13-10 Inclusive (Landscaping Requirements; In Particular, Adding Requirements for Single-Family Residential Landscaping and Removing Landscape Bonding Requirements)**

City Planner/Zoning Administrator Larry Gardner provided a summary of proposed changes to Sections 13-13-1 through 13-13-10 and answered questions from the Council. Council Member Green thanked Mr. Boice for his work on the Code.

**MOTION: Council Member Shelton moved to APPROVE Ordinance No. 25-12 amending Sections 13-13-1 through 13-13-10 Landscaping Requirements and removing bonding requirements. Vice Chair Whitelock seconded the motion.**

Vice Chair Whitelock thanked staff for working on the Code.

**The vote was recorded as follows:**

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

**NO:**

**ABSENT: Pamela Bloom**

**The motion passed 6-0.**

## **8. REPORTS TO COUNCIL**

### **a. City Council Reports**

- Council Member Whitelock gave a shout-out to staff and Copper Hills Grizzlies for their work preparing the recent Easter Egg Hunt. She spoke of attending the Utah League of Cities and Towns (ULCT) Midyear Conference, as well as a recent open house for Garbett Homes.
- Council Member Green thanked staff for the Easter Egg Hunt, spoke of the recent ULCT Midyear Conference, and provided an update on the Mosquito Abatement District.
- Council Member Jacob shared insights from ULCT keynote speaker Arthur Brooks, emphasizing the importance of standing up for the rights of others, especially those with differing views, to help heal divisions in communities. He encouraged all to find and watch his impactful talk.
- Council Member Bedore gave a shout-out to staff for the Easter Egg Hunt, and said he appreciated the thoughtful touches.

**b. Council Office Report**

Council Office Director Alan Anderson pointed out a new microphone at the lectern and described other small changes in Council Chambers. Mr. Anderson reported on the registration process for participation in Council meetings and thanked the IT team for time spent preparing the room for the Council meeting. Policy Analyst & Public Liaison Warren Hallmark provided an update on the Youth Council.

**c. Mayor's Report**

Mayor Dirk Burton reported on the ULCT Midyear Conference and spoke of visiting mayors of different Utah cities as he biked to the Conference in St. George. Mayor Burton reported West Jordan received the Healthy Utah Community designation. He showed photographs of the recent Easter Egg Hunt, spoke of an upcoming Daughters of the American Revolution plaque dedication, and encouraged participation in upcoming events and activities.

**d. City Administrator's Report**

City Administrator Korban Lee reported construction on 8600 South from 6400 West to U-111 would begin within a month. Assistant City Administrator Paul Jerome reported on fundraising efforts for the Community Arts Center.

**9. CONSENT ITEMS**

**a. Meeting Minutes**

- **April 8, 2025 – Committee of the Whole Meeting**
- **April 8, 2025 – Regular City Council Meeting**

**MOTION: Vice Chair Whitelock moved to APPROVE Consent Items as listed.  
Council Member Green seconded the motion.**

**The vote was recorded as follows:**

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

**NO:**

**ABSENT: Pamela Bloom**

**The motion passed 6-0.**

**10. ADJOURN**

Chair Lamb adjourned the meeting at 8:14 pm.

*I hereby certify that the foregoing minutes represent an accurate summary of what occurred at the meeting held on April 22, 2025. This document constitutes the official minutes for the West Jordan City Council meeting.*

Cindy M. Quick, MMC  
Council Office Clerk

Approved this 13<sup>th</sup> day of May 2025