

**MINUTES**  
**WFRC || Regional Growth Committee**  
October 16, 2025

WFRC Regional Growth Committee Meeting was held at WFRC Office, 41 N Rio Grande Street, Salt Lake City and via Zoom.

**1. Introductions & Consent Agenda**

At **9:18 AM**, Davis County Commissioner, Lorene Kamalu, Vice Chair of the Regional Growth Committee, called the meeting to order and welcomed the members and guests. Commissioner Kamalu excused the Chair, Mayor Robert Dandoy, and introductions were made both in person and online. **ACTION: [00:06:42]** Taylorsville City Mayor Kristie Overson made a motion to approve the [minutes](#) of the RGC meeting held on August 21, 2025. Kaysville City Mayor Tamara Tran seconded the motion. There was no discussion and the minutes were approved unanimously.

**2. Public Comment [00:07:28]**

Roger Borgenicht, Director of Utahns for Better Transportation, made a comment opposing the Legacy Parkway Widening Project.

**3. Chairs Report [00:12:53]**

Vice Chair Lorene Kamalu introduced "[Centers Work!](#)", a presentation highlighting the progress of the Wasatch Choice Vision. A brief video was shown to introduce the "Centers Work!" update, followed by remarks from Ted Knowlton, Deputy Director and Chief Planner of WFRC, who spoke about the benefits of centers within the Wasatch Front region. The committee engaged in a discussion about how centers are functioning in their respective communities and expressed enthusiasm for the positive impacts and overall benefits of the initiative.

**4. Station Area Plan Certifications [00:28:07]**

Byron Head, Community Planner with the Wasatch Front Regional Council, provided an update on the Station Area Plans. He noted that some cities have adopted "resolutions of impracticability" due to factors such as existing development, land ownership, or other constraints that make full compliance with planning requirements unfeasible. The first two cities, encompassing a total of three Station Area Plans, fall under this category, as they represent smaller portions of larger plans. Byron also explained that all six cities—covering fourteen Station Area Plans—would be reviewed, with a single motion for approval at the end.

- a. **Murray** - Zack Smallwood, Murray City Planning Manager, explained that both of Murray's Station Area Plans presented today fall under a resolution of impracticability. The *East Atherton MVX Station Area* is separated from the station by the Jordan River, while the *Meadowbrook TRAX Station Area* is bisected by I-15 and consists of existing businesses with no plans for redevelopment.
- b. **Riverton** - Jason Lethbridge, Riverton City Director of Development Services, explained that *Riverton's portion of the Draper FrontRunner Station Area Plan* is separated from the station by the Jordan River and lies within the Jordan River stream corridor.
- c. **South Salt Lake** - Jonathan Weidenhamer, South Salt Lake CED Director, discussed the benefits associated with South Salt Lake's three Station Areas: *Central Pointe TRAX/S-Line* (counted as two stations) and *South Salt Lake City S-Line*. These station areas are expected to bring approximately 5,130 new homes, a new bike and pedestrian crossing of TRAX, and a redesign and consolidation of the TRAX and S-Line stations at Central Pointe.
- d. **West Valley** - Steve Pastorik, West Valley City Community Development Director, discussed the four Station Area Plans for West Valley City: *Rivertrail, Redwood Junction & Decker Lake Stations*, and the *Central Pointe Station Area*. These plans are expected to bring approximately 1,380 new homes, a new bridge over the Jordan River connecting to South Salt Lake, and a potential redevelopment of Redwood Elementary School.
- e. **Woods Cross** - Curtis Poole, Woods Cross Community Development Director, discussed the *Woods Cross FrontRunner Station Area*, which is expected to bring approximately 1,290 new homes, a bike and pedestrian bridge over the tracks, non-residential redevelopment of a UTA parking lot, and improved connectivity to the greenfield area along 500 South.

f. **Draper** - Todd Taylor, Draper City Planner, discussed the three Station Area Plans Draper City has been developing: *Draper FrontRunner*, *Crescent View*, and *Kimballs Lane TRAX*. These plans are expected to bring approximately 3,160 new homes, support mixed-use infill around the TRAX stations, and include a new tech high school in the FrontRunner area to provide students easy access to education. Additionally, a new bike and pedestrian bridge will be constructed over the FrontRunner station and the Union Pacific tracks.

There was discussion among the group regarding the benefits of Station Area Plans, including the housing opportunities they provide and their role in addressing Utah's current housing shortage. **ACTION [01:09:16]**: Mayor Monica Zoltanski then made a motion to recommend certification of the Resolutions of Impracticability, Station Area Plans, and Resolutions of Prior Actions presented for the cities of Murray, Riverton, Draper, South Salt Lake, West Valley City, and Woods Cross to the Wasatch Front Regional Council. Davis County Commissioner Lorene Kamalu seconded the motion. There was no discussion, and the motion passed unanimously.

5. **ACTION: Draft Amendment #4 to the 2023-2050 Regional Transportation Plan (RTP) & Draft Air Quality Conformity Memorandum 43 [01:10:37]**

Julie Bjornstad, Long-Range Planning Group Deputy Director, explained that there were no changes to the amendment since the August meeting review. She provided a brief overview of the three projects included in the amendment and noted that Draft Amendment #4 was released for public comment from August 22 – September 22, 2025, during which nine comments were received.

Ben Huot, UDOT Deputy Director, clarified that the footprint for the Legacy Widening Project would not expand beyond its current size.

**ACTION [01:21:21]**: Mayor Lorin Palmer, Draper City, made a motion to recommend approval of the Level 3 – Full Amendment projects and the air quality conformity determination as documented in Draft Air Quality Memorandum 43 for Amendment #4 to the 2023–2050 RTP by the Wasatch Front Regional Council at the October 23, 2025 meeting. Farr West Mayor Ken Phippen seconded the motion. There was no discussion, and the motion passed unanimously.

6. **Wasatch Choice Vision Workshop Preview [01:22:54]**

Samantha DeSeelhorst, Transportation Planner for the Wasatch Front Regional Council, provided a brief overview of the Wasatch Choice Vision Fall Workshops being held throughout October and November, jointly hosted by WFRC, UDOT, UTA, and ULCT. She explained that the workshops are designed to gather input on proposed transportation improvements for the 2027–2055 Regional Transportation Plan (RTP) and encouraged participants to attend.

7. **Other Business & Adjournment [01:28:49]**

Commissioner Kamalu noted that this was the final meeting of 2025 and that the group would reconvene on January 15, 2026. There was no other business, and the meeting adjourned at **10:47 AM**.

## Regional Growth Committee

2025 RGC MEMBERS			Present	Others in attendance
BOX ELDER COUNTY				Other Attendees
Member -	Dennis Bott, Mayor	Brigham City	No	Helen Peters, SLC
Alternate -	Tyler Vincent, Commissioner	Box Elder County	Yes	Mayor Karen Lang, WVC
DAVIS COUNTY				Ben Huot, UDOT
Member -	Brandon Stanger, Mayor	Clinton	Yes	Steve Pastorik, WVC
Alternate -	Kendalyn Harris, Mayor	Bountiful	No	Roger Borgenicht, UBET
Member -	Tamara Tran, Mayor	Kaysville	Yes	Chandler Beutler, UTA
Alternate -	Brian Horrocks, Mayor	North Salt Lake	No	Jason Lethbridge, Riverton
MORGAN COUNTY				Ryan Halverson, UDOT
Member -	Tony London, Councilmember	Morgan City	No	Nathan Cherpeski, Herriman
Alternate -	Blaine Fackrell, Commissioner	Morgan County	No	Spencer Cawley, SSL
SALT LAKE COUNTY				Becka Roolf, SLC
Member -	Dawn Ramsey, Mayor	South Jordan	Yes	Sindy Song, SLCo
Alternate -	Alison Stroud, Councilmember	Sandy	Yes	Jamie Dansie, SLCo
Member -	Jenny Wilson, Mayor	Salt Lake County	No	Brandon Weston, UDOT
Member -	Kristie Overson	Taylorsville	Yes	Eric Chasten, UDOT
Member -	Monica Zoltanski, Mayor	Sandy	Yes	Zac Smallwood, Murray
Alternate -	Eric Barney, Mayor	Magna	No	Todd Taylor, Draper
Alternate -	Cherie Wood, Mayor	South Salt Lake	No	Jonathan Weidenhamon, SSL
Alternate -	Brooke D'Sousa, Councilmember	Sandy	No	Curtis Poole, Woods Cross
TOOELE COUNTY				Kellie Challburg, Draper
Member -	Kendall Thomas, Councilmember	Tooele County	No	Mike Barker, Draper
Alternate -	Ed Hansen, Councilmember	Tooele City	No	Michael Romero, UDOT
WEBER COUNTY				Mayor Troy Walker, Draper
Member -	Sharon Bolos, Commissioner	Weber county	Yes	
Alternate -	Ken Phippen, Mayor	Farr West	Yes	
Member -	Robert Dandoy, Mayor (Chair)	Roy	No	
Alternate -	Gordon Cutler, Mayor	Uintah	No	WFRC STAFF
OTHER APPOINTMENTS:				Andrew Gruber
Member -	Natalie Gochnour, Commissioner	Utah Transportation Commission	No	Ted Knowlton
Alternate -	Brad Dee, Commissioner	Utah Transportation Commission	No	Andrea Pearson
Member -	Beth Holbrook, Trustee	UTA	Yes	Jordon Chandler
Alternate -	Carlton Christensen, Trustee	UTA	No	Rosie Hernandez
Member -	Kim Frost	Utah Air Quality Board	Yes	Miranda Jones Cox
Alternate -	Vacant	Utah Air Quality Board	No	Edwin Glass
Member -	Jason Brown, Interim Executive Director	Envision Utah	No	Julie Bjornstad
Alternate -	Vacant	Envision Utah	No	Lauren Victor
NON-VOTING MEMBERS				Johnnae Nardone
Member -	Tiffany Pocock, Program Development Dir.	UDOT	No	Megan Padjen
Alternate -	Andrea Olson, Planning Director	UDOT	No	Byron Head
Member -	Nichol Bourdeaux, Chief Planning & Engmt Ofc	UTA	Yes	Samantha DeSeelhorst
Alternate -	Jaron Robertson, Planning Director	UTA	No	Marian Florence

Member -	Bryce Bird, Director	Department of Air Quality	No	Chay Mosqueda
Member -	Ivan Marrero	Federal Highway Administration	Yes	Matt Ryan
Alternate -	Trisha Sharma	Federal Highway Administration	No	Jory Johner
Member -	Lorin Palmer, Herriman City Mayor	Utah League of Cities & Towns	Yes	Christy Dahlberg
Member -	Vacant	Utah Association of Counties	No	Hugh Van Wagenen
Member -	Julie Fullmer, Vineyard City Mayor	Mountainland Assoc. of Governments	No	Bert Granberg
Member -	Lorene Kamalu, Commissioner (Vice Chair)	Davis County	Yes	
Member -	Kristen Cordova	Utah Urban Land Institute	Yes	
Member -	Laura Hanson	GOPB/Quality Growth Commission	No	
Member -	Mary Catherine (MC) Perry	Salt Lake Chamber	Yes	
Member -	Reid Ewing	University of Utah	No	