

WEST VALLEY CITY, UTAH

ORDINANCE NO. 26-34

Date Adopted: 08/25/2026
Effective Date: 08/26/2026

AN ORDINANCE AMENDING THE GENERAL PLAN TO SHOW A CHANGE OF LAND USE FROM NON-RETAIL COMMERCIAL TO MEDIUM DENSITY RESIDENTIAL (7 TO 12 UNITS/ACRE). THE PROPERTY IS LOCATED AT 5548 WEST 4100 SOUTH ON 1.9 ACRES.

WHEREAS, the West Valley City Planning Commission has reviewed and made a recommendation to the City Council concerning the proposed General Plan amendment pursuant to Chapter 9 of Title 10, Utah Code Annotated 1953, as amended, and the West Valley City Zoning Ordinance; and

WHEREAS, a public hearing before the City Council of West Valley City was held after being duly advertised as required by law; and

WHEREAS, the City Council of West Valley City finds that such General Plan amendment should be made;

NOW, THEREFORE, BE IT ORDAINED by the City Council of West Valley City, Utah that the General Plan be amended as follows:

SECTION 1. GENERAL PLAN AMENDMENT.

The property described in Application #GPZ-3-2026, filed by Robbie Thomson and located at 5548 West 4100 South, is hereby reclassified from Non-Retail Commercial to Medium Density Residential (7 to 12 units/acre). Said property being more particularly described as follows:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 36, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT IS SOUTH 89°46'16" EAST ALONG THE SECTION LINE 329.82 FEET AND NORTH 00°14'40" WEST 184.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 36, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE NORTH 00°14'40" WEST 344.00 FEET; THENCE NORTH 00°02'00" WEST 134.20 FEET; THENCE NORTH 78°25'29" EAST 59.75 FEET; THENCE EAST 112.50 FEET;

THENCE SOUTH 00°17'47" WEST 490.86 FEET; THENCE NORTH 89°46'16" WEST 166.95 FEET TO THE POINT OF BEGINNING.

CONTAINS 82,636.97 SQ/FT OR 1.90 ACRES

SECTION 2. GENERAL PLAN MAP AMENDMENT.

The West Valley City General Plan Map shall be amended to show the change.

SECTION 3. EFFECTIVE DATE.

This ordinance shall take effect immediately upon posting, as required by law.

DATED this 25th day of August, 2026.



WEST VALLEY CITY

Scott Harmon

MAYOR PRO TEM

ATTEST:

Nirbhale Cornau

CITY RECORDER