

Salt Lake City Land Use Appeals Hearing Officer
PLNPCM2021-00873
Application for Variance
1022 South Windsor – Matt and Kathleen Wilson
December 20, 2021

This is a request for a variance to the side yard setback requirements in the R-1-5,000 Residential zoning district.

Record

The record includes the Staff Report, a document of 25 pages dated December 16, 2021, and an audio recording of a hearing held via electronic means on December 16, 2021. Public notice was provided for the hearing as required. Among those appearing at the hearing were the applicants and Caitlyn Tubbs, Principal Planner, who prepared the staff report. There was no public comment at the public hearing.

The Issue

Variances can only be granted if the applicant establishes with substantial evidence in the record that the proposed variances comply with criteria found in the City Code at 21A.18.050 and 21A.18.060. The staff report includes a detailed analysis of each of these criteria, and conclusions by the staff as to whether or not this request meets the criteria. The staff and the applicant have provided substantial evidence in the record that each of the required criteria is met. The table that accompanies the Staff Report as Attachment D at pages 21-23 is specifically incorporated herein by this reference.

Conclusion

Based on the evidence and analysis submitted the request meets all criteria required for a variance. There is no evidence to the contrary in the record. The variances are approved.

Dated this 20th day of December, 2021.

/s/ Craig M Call

Craig M Call, Hearing Officer