

**AMENDED AGENDA FOR THE SALT LAKE CITY  
HISTORIC LANDMARK COMMISSION MEETING**

**In Room 315 of the City & County Building at 451 South State Street  
Wednesday, October 6, 2010 at 5:45 pm**

**The Field Trip is scheduled to leave at 4:00 pm**

**Dinner will be served to the Historic Landmark Commission and staff at 5:00 pm in Room 126.**

**WORK SESSION at 5:00 pm in Room 126.** The Commission may address project updates and minor administrative matters at this time. This portion of the meeting is open to the public for observation.

Community and Economic Development Director Frank Gray will lead a discussion regarding the City's Design Guidelines for Residential Districts.

The Commission will discuss the process of reviewing a request for designating a local historic district in the Yalecrest neighborhood.

**APPROVAL OF THE MINUTES from September 1, 2010**

**REPORT OF THE CHAIR AND VICE CHAIR**

**PUBLIC COMMENTS**

**PUBLIC HEARINGS**

**PLNHLC2009-01420, Hughes Certificate of Appropriateness for Major Alterations** — **(Unfinished Business)** a request by Lynn Morgan, applicant and architect, representing the property owners Michael & Jennifer Hughes, for major alterations to the single-family home located at approximately 704 E 5th Avenue in the Avenues Historic District. The request is for building additions to the home, as well as a new two car garage. The property is zoned SR-1A (Special Development Pattern Residential District) and is located in City Council District 3, represented by Council Member Stan Penfold. (Staff contact: Lex Traughber, 801- 535-6184, [lex.traughber@slcgov.com](mailto:lex.traughber@slcgov.com).)

**PLNHLC2010-00057, Trudell/Thompson Certificate of Appropriateness for Minor Alterations** — **(Unfinished Business)** The Historic Landmark Commission will reconsider their decision to not allow internal window grids (simulated divided light windows) in the replacement windows at the subject property per the Land Use Appeals Board (LUAB). The LUAB heard the applicant's appeal of the HLC's decision at a meeting on August 2, 2010, and remanded the request back to the HLC for further consideration. The home is located at approximately 249 South 1100 East in the University Historic District. The property is zoned R-2 (Single and Two-Family Residential District) and is located in City Council District 4 represented by Luke Garrott (Staff contact: Lex Traughber, 801-535-6184, [lex.traughber@slcgov.com](mailto:lex.traughber@slcgov.com).)

**PLNPCM2009-01338, Sustainability Development Code Changes for Accessory Buildings** — **(Unfinished Business)** a request by Mayor Ralph Becker to amend the Zoning Ordinance in regards to accessory structures associated with urban agriculture (such as greenhouses) and renewable energy systems (such as small solar and wind energy collection systems) in an effort to facilitate and regulate those activities throughout the City. Discussion will focus on location priorities for new solar collection systems in the Historic Preservation Overlay District. This is a Citywide policy issue which will affect all Council Districts. (Staff contact: Casey Stewart at 801-535-6260, [casey.stewart@slcgov.com](mailto:casey.stewart@slcgov.com).)

**PLNHLC2010-00530, Gaddis Certificate of Appropriateness for Minor Alterations** — a request by Benjamin and Erica Gaddis, for minor alterations to a single-family residence located at approximately 777 East Fifth Avenue in the Avenues Historic District. The request is to: 1) obtain approval to legalize a partially finished wooden shed, and 2) add solar panels to the roof of the wooden shed. The portion of the request for the solar panels could not be approved administratively since the action does not meet the adopted policies of the Historic Landmark Commission regarding installation of solar panels. The property is zoned SR1-A (Special Development Pattern Residential) and is located in City Council District 3, represented by Council Member Stan Penfold. (Staff contact: Maryann Pickering at 801-535-7660, [maryann.pickering@slcgov.com](mailto:maryann.pickering@slcgov.com).)

**PLNHLC2010-00628, Shumway Certificate of Appropriateness for Major Alterations** — a request by John Shumway to construct a rear in-line addition to a single-family residence located at approximately 1032 E 1<sup>st</sup> Avenue in the Avenues Historic District. The property is zoned SR-1A (Special Development Pattern Residential) and is located in City Council District 3, represented by Council Member Stan Penfold. (Staff contact: Ana Valdemoros at 801-535-7236, [ana.valdemoros@slcgov.com](mailto:ana.valdemoros@slcgov.com).)

**PLNHLC2010-00546, Lalouel Certificate of Appropriateness for Major Alterations** — a request by Jean-Marc Lalouel to continue the application of synthetic stucco on the exterior of the single-family residence located at approximately 163 West Clinton Avenue in the Avenues Historic District. The subject property is zoned SR-1A (Special Development Pattern Residential) and is located in City Council District 3, represented by Council Member Stan Penfold. (Staff contact: Katia Pace at 801-535-6354, [katia.pace@slcgov.com](mailto:katia.pace@slcgov.com).)

**PLNHLC2010-00541, Carter Apartments Certificate of Appropriateness for Window Replacement** — a request by Troy Davis to replace the existing steel windows with vinyl windows in the 4 unit apartment building located at approximately 235 West 700 North in the Capitol Hill Historic District. The property is zoned SR-1A (Special Pattern Residential District) and is located in City Council District 3, represented by Council Member Stan Penfold. (Staff contact: Ray Milliner, 801- 535-7645, [ray.milliner@slcgov.com](mailto:ray.milliner@slcgov.com).)

**PLNHLC2010-00625, 527 4<sup>th</sup> Avenue Certificate of Appropriateness for New Construction** — a request by Dave Brach, Brach Design, on behalf of owners Brandon and Darcy Wolsey, to construct a new single family residence on a vacant lot located at approximately 527 4<sup>th</sup> Avenue. The property is located in the Avenues Historic District and the SR-1A (Special Development Pattern Residential) zoning district, and is within City Council District 3, represented by Stan Penfold. (Staff contact: Carl Leith, 801-535-7758, [carl.leith@slcgov.com](mailto:carl.leith@slcgov.com).)

*The files for these agenda items are available in the Planning Division offices, Room 406 of the City and County Building. Please contact the staff planner for more information. Visit the Historic Landmark Commission's website at: <http://www.slcgov.com/boards/HLC/hlc-agen.htm> for copies of the Historic Landmark Commission's agendas, staff reports, and minutes. Staff reports will be posted by the end of the business day on the Friday prior to the meeting and minutes will be posted by the end of the business day two days after they are ratified, which usually occurs at the next regularly scheduled meeting of the Historic Landmark Commission.*

NOTE: Please turn off cellular phones during the meeting. We comply with all ADA guidelines. People with disabilities may make requests for reasonable accommodation no later than 48 hours in advance in order to attend this meeting. Accommodations may include alternate formats, interpreters, and other auxiliary aids. This is an accessible facility. For questions, requests, or additional information, please contact the Historic Landmark Secretary at 535-7708 regarding this agenda or ADA accommodations. TDD 535-6220.