

**SECOND AMENDED SALT LAKE CITY
HISTORIC LANDMARK COMMISSION MEETING AGENDA
In Room 326 of the City & County Building
451 South State Street
Thursday, January 15, 2015 at 5:30 pm**

FIELD TRIP – Will leave at 4:00 p.m. from the east entry of the City and County Building.

DINNER - will be served to the Historic Landmark Commissioners and Staff at 5:00 p.m. in Room 126 of the City and County Building.

HISTORIC LANDMARK COMMISSION MEETING WILL BEGIN AT 5:30 PM IN ROOM 326

Approval of the Minutes from December 4, 2014

Report of the Chair and Vice Chair

Director's Report

Public Comments – The Commission will hear public comments not pertaining to items listed on the agenda.

Public Hearing(s)

1. **Terrace Falls Sun Deck at approximately 171 East Third Ave.** - A request by Fernando Silva, a Terrace Falls condo unit owner, to create a sun deck on unit 601 on the west end of the building. The Terrace Falls Condominiums is located at the above listed address and is a noncontributing structure in the Avenues Historic District. This request will require a special exception for additional height because the **POSTPONED** approximately two feet from the overall height of the building to create an access to the sun deck. The subject property is located in the RMF-35 (Moderate Density Multifamily Residential) zoning district in City Council District 3, represented by Stan Penfold. (Staff contact: Katia Pace, 801 535-6354 or katia.pace@slcgov.com .) Case number PLNHLC2014-00576 and PLNHLC2014-00823
2. **Orange Theory Fitness Sign-Trolley Square at approximately 602 East 500 South** - A request by Impact Signs, representing Orange Theory Fitness the tenant of the property, for a Minor Alteration for two internally illuminated signs on a building located within the Trolley Square site at the above listed address. Trolley Square is an individually listed landmark site on the City Register, and located in the Central City Historic District. The subject property is in the CS (Community Shopping) zoning district and is located in City Council District 4, represented by Luke Garrott. (Staff contact: Amy Thompson, 801-535-7281, or amy.thompson@slcgov.com.) Case number PLNHLC2014-00496
3. **Alterations and Repairs at approximately 1120 East 400 South** - A request by Andrew Nielson for approval from the City to for various exterior alterations made and proposed to be made to the home located at the above listed address. Currently, the land is used as a single family residence and the property is zoned as R-2 (Single- & Two-Family Residential). The property is located within the University Historic District. This type of project must be reviewed by the Historic Landmark Commission since it is the subject of a current enforcement notice. The subject property is within Council District 4, represented by Luke Garrott. Staff contact: Tracy Tran at 801-535-7645 or tracy.tran@slcgov.com.) Case number PLNHLC2014-00884

4. **Alterations and Repairs at approximately 168 North H Street** - A request by Charlyn Oyler, representing North American Construction, to approve and carry out alterations and repairs comprising of a stucco coat to exterior brickwork, repair and replacement of windows, rehabilitation and repair of soffit and fascia. The house located at the above listed address and is a single family structure within the Avenues Historic District. This type of project must be reviewed by the Historic Landmark Commission since it is the subject of a current enforcement notice. The subject property is within Council District #3, represented by Stan Penfold. (Staff contact: Carl Leith, (801) 535-7758 or carl.leith@slcgov.com.) Case Number PLNHLC2014-00855

5. **New Single Family Home at approximately 1160 East 200 South** - A request by Jeff Taylor for approval from the City to construct a new single family home at the above listed address in the University Historic District. The subject property is currently vacant, zoned R2 (Single- & Two-Family Residential) and is located in Council District 4, represented by Luke Garrott. This application must be reviewed by the Historic Landmark Commission because it is for new construction in the University Historic District and requires special exception approvals. (Staff contact: Carl Leith, (801) 535-7758 or carl.leith@slcgov.com.)
 - a. **PLNHLC2014-00861 New Construction** - The proposed new residence requires a Certificate of Appropriateness.
 - b. **PLNHLC2014-00909 Special Exceptions** - In order to build the project mentioned above, a special exception is required to exceed the lot coverage by approximately 8.7% and the east side yard setback by approximately 7.5 feet in the R2 zoning district.

The next regular meeting of the Commission is scheduled for Thursday, February 5, 2015.

Appeal Of Historic Landmark Commission Decision: The applicant, any owner of abutting property or of property located within the same H historic preservation overlay district, any recognized or registered organization pursuant to title 2, chapter 2.62 of this code, the Utah State Historical Society or the Utah Heritage Foundation, aggrieved by the Historic Landmark Commission's decision, may object to the decision by filing a written appeal with the appeals hearing officer within ten (10) calendar days following the date on which a record of decision is issued.

*Files for 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 <http://www.slcgov.com/planning/planning-historic-landmark-commission-meetings> to obtain 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.*

The City & County Building is an accessible facility. People with disabilities may make requests for reasonable accommodation, which may include alternate formats, interpreters, and other auxiliary aids and services. Please make requests at least two business days in advance. To make a request, please contact the Planning Office at 801-535-7757, or relay service 711.