

PLNHLC2015-00952, 00953 & 00954 508 SOUTH TEMPLE

ATTACHMENT I: PUBLIC PROCESS AND COMMENTS

Public Inquiries

Four members of the public have emailed comments expressing concern regarding this proposed development, with three of the correspondents also expressing concerns regarding the proposed apartment building nearby at 454-466 South Temple. A copy of the drawings for the proposed development has been forwarded.

Additionally, one telephone inquiry has been received seeking further information on the proposals, with the current application drawings subsequently forwarded.

Details of this correspondence and telephone call are attached.

Any other correspondence received after the publication of this staff report will be forwarded to the Historic Landmark Commission in advance of the meeting, and will be posted on the webpage for the HLC Meeting Agenda.

Dr Siegfried G. Karsten	- 454-466 South Temple & 508 South Temple Several concerns – see attached (in Staff Report)		3/26/16
Chester Reeves	- 454-466 South Temple & 508 South Temple Several concerns – see attached (in Staff Report)		3/26/16
Benjamin Chung	- 454-466 South Temple & 508 South Temple Several concerns – see attached (in Staff Report)		3/29/16
Richard Strulson	- 508 South Temple Several concerns – see attached (in Staff Report)		3/30/16
Mark Bertelson	- 508 South Temple	3 Emails Phone Calls 2x	4/5/16 4/4/16 4/5/16
Jack Davis	- 454-466 South Temple & 508 South Temple In support of 454/466 ST & of staff recommendation on 508 ST	P/Call	4/5/16
Rick Davis	- 508 South Temple Attorney acting on behalf of Governors Plaza HOA	P/Call with Questions.	4/6/16
Mark Bertelson	- 508 South Temple Concerns on the proposed development		4/7/16
Mark Bertelson	- 508 South Temple Redirected concerns on the proposed development		4/7/16
John Dunn	- 508 South Temple Concerns on the proposed development		4/7/16

From: [John Dunn](#)
To: [Leith, Carl](#)
Subject: Salt Lake City Historic Landmark Commission – New Apartment Building and Parking Structure at 508 East South Temple
Date: Thursday, April 07, 2016 12:14:47 PM

Dear Mr Leith,

Prior to purchasing a condominium at Governors Plaza, 560 East South Temple, my wife and I were concerned about the height of future buildings adjacent to Governors Plaza. Our real estate agent researched the zoning restrictions and informed us of the Historic Landmark Commission height limitations. Based on that understanding we purchased the condominium. The special exception proposed to the height limitations would adversely affect people who relied on the commission's published restrictions. It would also devalue the Historic Landmark Commission's integrity if could not be relied on to adhere to its published documents.

Please reject the request for a Special Exception for the 508 East South Temple Structure.

John and Eileen Dunn

560 East South Temple #805

Salt Lake City, Utah 84102

801-364-2149

From: [Mark Bertelson](#)
To: [Leith, Carl](#)
Cc: [chester reeves](#); [Kitchen, Derek](#)
Subject: Re: New Appartment Building at 508 E South Temple
Date: Thursday, April 07, 2016 1:48:47 PM

Dear Mr. Leith,

I improperly addressed this letter to Mr. Kitchen. I meant to address it to you. I would also add that the architectural style of this building clashes with the surrounding buildings. If it was meant to stand out, it should not.

Thank you
Mark Bertelson

On Thursday, April 7, 2016, Mark Bertelson <mbertelson@gmail.com> wrote:
Dear Mr. Kitchen,

Please forward these comments about the subject project to the Salt Lake City Historic Landmark Commission.

The existing tall buildings at this corner are attractive and contribute to the flavor and attractiveness of the neighborhood.

This building blocks view of these buildings and generally diminishes the attractiveness of the area.

It is not appropriately scaled and compatible with the neighborhood as required in 21A.24.180. As well as the reasons stated above it is not compatible with the quality of life for the people in Governors Plaza whose views are ruined. As well as not seeing the panorama to the west they are looking at this building from 43 feet away. Statement 6 in the Planning

Divisions staff report of April 7, 2106 which asserts that property owners views are not blocked except at lower levels balconies is patently false. The views are blocked at most levels and throughout homes. Using the existing footprint at essentially ground level to justify decreaseing the setback at appartment level is not appropriate or fair for having this building so close to people who look at it from their homes.

I believe that 21A.24.180D.2 was written in error. This increases the height allowance of buildings in an RO district from 60 to 90 feet if an abuting district has a higher height allowance. The height allowance of the neighboring R-MU district is 75 feet. It seems very strange to me that the height requirement is raised above that of the neighboring district. Up to 90 feet if the abuting district has a height requirement of 90 feet or more makes sense. The staff member who wrote this rule should be consulted.

Thank you,

Mark Bertelson
1007 Governors Plaza
801-898-6349
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From: [Mark Bertelson](#)
To: [Leith, Carl](#)
Cc: [chester reeves](#); [Kitchen, Derek](#)
Subject: New Appartment Building at 508 E South Temple
Date: Thursday, April 07, 2016 12:32:07 PM

Dear Mr. Kitchen,

Please forward these comments about the subject project to the Salt Lake City Historic Landmark Commission.

The existing tall buildings at this corner are attractive and contribute to the flavor and attractiveness of the neighborhood.

This building blocks view of these buildings and generally diminishes the attractiveness of the area.

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Mark Bertelson
1007 Governors Plaza
801-898-6349