

From: [Thompson, Amy](#)
To: [Moeller, Michelle](#)
Subject: I support the "Yalecrest- Hillside Park" LHD proposal
Date: Thursday, February 04, 2016 2:26:34 PM

Michelle,

Please forward this public comment on to the Commission in support of the Hillside Park Local Historic District petition (PLNHLC2015-00697).

Thank you,

AMY THOMPSON

Principal Planner

PLANNING DIVISION
COMMUNITY *and* ECONOMIC DEVELOPMENT
SALT LAKE CITY CORPORATION

TEL 801-535-7281
FAX 801-535-6174

www.SLCGOV.COM

From: kelly marinan [mailto:kmarinan1@earthlink.net]
Sent: Thursday, February 04, 2016 2:19 PM
To: Thompson, Amy
Subject: I support the "Yalecrest- Hillside Park" LHD proposal

Hi Amy,

I won't be able to attend the Historic Landmark Commission meeting tonight, so I wanted to write and express my support for the "Yalecrest - Hillside Park" Local Historic District.

Even though that area isn't as old as the other designated LHDs within the **Yalecrest National Historic District**, I believe it meets the criteria that the HLC and Planning Commission will be using. I also think it fits in well, both historically and geographically, with the Yalecrest areas already designated as LHDs. Including it with the others makes a very nice package to be treasured as part of Salt Lake City's East Bench history.

Sincerely,
-Kelly Marinan
1766 Harvard Ave.
Yalecrest

From: [REDACTED]
To: [Thompson, Amy](mailto:Thompson.Amy)
Subject: Yalecrest-Hillside Park Local Historic District
Date: Wednesday, February 03, 2016 3:04:34 PM

To whom it may concern:

My name is Allan Robert Thurman. I am a retired Administrative Law Judge for the Utah Public Service Commission. I am writing in regard to the application for establishment of the Yalecrest-Hillside Park local historic district. I own and reside at 1737 Cornell Circle, a residence located within the proposed district.

I moved to Cornell Circle in 1941 when I was two years old. I grew up there, and as a boy I saw many of the houses on the circle built as the lots were improved. It was always a middle class development, and even for those times the houses were modest.

I left the circle in 1966, and moved back with my wife in 2003 after the death of my mother. One of the prime reasons for moving back is the charm of the neighborhood with its complement of diverse but relatively modest homes.

As the owner of one of the two largest lots on the circle, our residence would be a prime candidate for a developer interested in doing a "bash and build" construction of a "McMansion." We could easily benefit financially from selling to such a buyer--in fact we could probably demand and receive a premium for selling.

The ramifications of such a transaction for our neighbors could be serious. Depending on the size and character of the new construction, the market value of adjoining properties could be adversely affected. But paradoxically, the sale could increase the tax assessment value of adjoining properties putting a new burden on the owners, a number of whom are on fixed incomes. The effect could be similar to that of "gentrification" experienced in poorer urban areas.

We would not want to affect our neighbors adversely, and we certainly have no plans to sell any time soon. But if our circumstances were to change, and we had to sell, we could have no control over the actions of our buyer.

I feel strongly that the only sure way to protect the neighborhood against such an unfortunate development would be to declare it an historic district. I don't feel that such a declaration would be any more onerous on property owners than the protective covenants which are routinely imposed on new subdivisions everywhere. I therefore urge that the district be approved.

Very truly yours,

A. Robert Thurman
thurmanar01@gmail.com

"Anyone who believes exponential growth can go on forever in a finite world is either a madman or an economist." Kenneth E. Boulding