

**SALT LAKE CITY PLANNING DIVISION
HISTORIC LANDMARK COMMISSION MEETING AGENDA
AMENDED**

**August 2, 2018 at 5:30 p.m.
City & County Building
451 South State Street, Room 326
Salt Lake City, Utah 84111**

(The order of the items may change at the Commission's discretion.)

FIELD TRIP – The field trip is scheduled to leave at 4:00 p.m.

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 Minutes for June 28, 2018
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 Hearings

1. **Construction of Three Single Family Attached Dwellings and Demolition of Non-Contributing Structure at approximately 275 N Vine Street** – Pierre Langué, Axis Architects, on behalf of owner Chad Spector, is requesting approval from the City to build three new single family attached residences in the Capitol Hill Historic District. The subject property is zoned RMF-75 (High Density Multi-Family Residential District) and is located in City Council District 3, represented by Chris Wharton. This application must be reviewed by the Historic Landmark Commission because it is new construction in a local historic district. (Staff contact: Carl Leith 801-535-7758 or carl.lieth@slcgov.com) **Case Number PLNHLC2018-00219**

2. **Rear Addition to Dwelling at approximately 774 E Third Avenue** – A request by Hannah Vaughn, Vaughn Yribar Architecture, on behalf of owners Sara Baldwin-Auck and Nate Auck, for a Certificate of Appropriateness to construct a two-story addition to the rear of the existing single-story house. The proposed addition is being referred to the Historic Landmark Commission because the rear addition would exceed the height of the principal structure. The proposed addition would require special exception approvals for an in-line addition and roof height exceeding the zoning standard. The subject property is located in the SR-1A zone, The Avenues Historic District and is within Council District 3, represented by Chris Wharton. (Staff contact: Carl Leith 801-535-7758 or carl.leith@slcgov.com)
 - a. Rear Addition to Single Family Residence. **Case Number PLNHLC2018-00247**

 - b. Special Exceptions: Request to construct an in-addition to the existing house and request to construct a rear addition which would exceed the maximum roof height by approximately 3 feet 4 inches and maximum wall height by approximately 2 feet 7 inches. **Case Number PLNHLC2018-00248**

Work Session

- 1. Rehabilitation of Cottage and New Additions at approximately 287 N G Street and 480 E Sixth Avenue** – The Historic Landmark Commission will hold a work session to provide preliminary review of a proposal and application by Rodrigo Schmeil, Smith Hyatt Architects, on behalf of owner Pamela Jones Bloland, to retain, rehabilitate and/or reconstruct the existing cottage with new basement area, linking this to new rear additions alongside the adjacent commercial building. The property is situated on the corner of G Street and 6th Avenue. This will be a work session review; no formal public hearing will be held and a decision will not be made at this meeting. The subject property lies within The Avenues Historic District (H Historic Preservation Overlay), is zoned SR-1A (Special Development Pattern Residential District) within Council District 3, represented by Chris Wharton. (Staff contact Carl Leith 801-535-7758 or carl.leith@slcgov.com) **Case Number PLNHLC2018-00454**
- 2. Adaptive Reuse Ordinance** - Planning staff will update the Commission on efforts to develop an adaptive reuse ordinance to help achieve adopted city goals related to historic preservation, housing, sustainability, and economic development. The purpose of an adaptive reuse ordinance is to promote the reuse of existing buildings to achieve city goals versus demolishing buildings when the building is no longer economically viable for the original or current use. (Staff contact: David J. Gellner at (801-535-6107 or david.gellner@slcgov.com)

OTHER BUSINESS

Chair and Vice Chair Elections

The next regular meeting of the Commission is scheduled for Thursday, September 6, 2018, unless a special meeting is scheduled prior to that date.

Appeal of Historic Landmark Commission Decision: Anyone 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.

The applicant may object to the decision of the Historic Landmark Commission by filing a written appeal with the appeals hearing officer or the mayor within thirty (30) 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.