

AMENDED SALT LAKE CITY HISTORIC LANDMARK COMMISSION MEETING AGENDA
In Room 326 of the City & County Building 451 South State Street
Thursday, March 1, 2018 at 5:30 pm
(The order of the items may change at the Commission's discretion.)

DINNER – Will be served to the Historic Landmark Commissioners and Staff at 5:00 p.m. in Room 118 of the City and County Building.

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

Approval of the Minutes from February 1, 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. ~~**Sterling New Construction on Capitol Hill at approximately 690 N West Capitol Street**~~
~~- Jacob Ballstaedt, Garbett Homes, is requesting approval for 10 single-family dwellings (twin homes) on their own individual lots located at the above listed address in the Capitol Hill Historic District. The subject parcel is zoned SR-1A (Special Development Pattern Residential District). This project request requires approval for new construction in an historic district. The subject property is within Council District 3 represented by Chris Wharton. (Staff contact: Lex Traughber at (801)535-6184 or lex.traughber@slcgov.com.)~~
~~Case number: **PLNHLC2017-00941**~~

1. **New Construction at approximately 690 N. West Capitol Street** - Jacob Ballstaedt, Garbett Homes, is requesting approval for 10 single-family dwellings (twin homes) on their own individual lots at the above listed address in the Capitol Hill Historic District. The subject parcel is zoned SR-1A (Special Development Pattern Residential District). The subject property is within Council District 3 represented by Chris Wharton. (Staff contact: Lex Traughber at (801)535-6184 or lex.traughber@slcgov.com).
 - a. New Construction - This project request requires approval for new construction in an historic district. Case number: **PLNHLC2017-00941**
 - b. Two Special Exceptions: Case number: **PLNHLC2018-00096**
 - i. The applicant requests that the building height be flexible and modified by up to five feet (5') from the average building height on the block face (26'1") to allow for building accommodation of cases where extreme cross slopes exist.
 - ii. The applicant requests modifications of interior side yard wall height (maximum 16' in the SR-1A Zone) of up to six and a half feet (6'-6") for a maximum of 22'6", to allow for building accommodation of extreme cross slope conditions, particularly those affected by the area of the natural swale on the property.

WORK SESSION

2. **Wasatch Community Gardens Rezone at approximately 629 and 633 East 800 South**
- A work session will be held with the Historic Landmark Commission to discuss a proposal from Wasatch Community Gardens, represented by Ashley Patterson, to allow for the existing single-family homes on the site to be used as the organization's administrative offices. This request requires • Rezoning the subject properties from RMF-30 (Low Density Multi-Family Residential) zoning district to the R-MU-35 (Residential Mixed-Use) zoning district, and • Amending the future land use designation in the master plan from Low Density Residential (1-15 dwelling units/acre) to Medium Residential/Mixed Use (10-50 dwellings units/acre) Because this is a work session and not a public hearing, a decision will not be made regarding these requests at this meeting. The Planning Commission will provide a recommendation to the City Council at a later meeting and the City Council will make the final decision. The subject properties are located in the Central City Local Historic District and Council District 4, represented by Derek Kitchen. (Staff Contact - Lauren Parisi at (801)535-7226 or lauren.parisi@slcgov.com.) Case numbers: **PLNPCM2018-00024 and PLNPCM2018-00025**

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