



HISTORIC LANDMARK COMMISSION MEETING

May 7, 2020 at 5:30 PM

This meeting will be an electronic meeting pursuant to Salt Lake City Emergency Proclamation No. 2 of 2020 (2)(b).

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

IMPORTANT MEETING INFORMATION

This Meeting will not have an anchor location at the City and County Building. Commission Members will connect remotely. We want to make sure everyone interested in the Historic Landmark Commission meetings can still access the meetings how they feel most comfortable. If you are interested in watching the Historic Landmark Commission meetings, they are available on the following platforms:

YouTube: www.youtube.com/slclivemeetings

SLCtv Channel 17 Live: www.slctv.com/livestream/SLCtv-Live/2

If you are interested in participating during the Public Hearing portion of the meeting or provide general comments, email; historiclandmarks.comments@slcgov.com or connect with us on WebEx at:

<http://tiny.cc/slc-hlc-05072020>

Instructions for using WebEx are provided on our website at SLC.GOV/Planning. It is recommended to login 10 minutes prior to the start of the meeting.

HISTORIC LANDMARK COMMISSION MEETING WILL BEGIN AT 5:30 PM

Approval of Minutes for Date, 2020

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

1. **4th Avenue Pump House at approximately 300 North Canyon Road** - Salt Lake City Department of Public Utilities is proposing the new construction of a pump house located at 300 N. Canyon Road (South West Corner of Canyon Road and 4th Avenue). The pump house is proposed in order to continue to provide drinking water to the community and to ensure the well, located on the site, is safe and secure. The pump house will contain equipment to operate the well, and to disinfect the water. The petitions associated with the proposal:
 - a. **New construction** of a pump house located at 300 N. Canyon Road, petition number: **PLNHLC2018-00557**
 - b. **Associated special exception** for the proposed new construction in the Open Space Zoning District, Petition number: **PLNHLC2018-00558**
 - i. Building setbacks: A reduction of approximately 4'7" - 7'9" for the southern front yard setback.
 - ii. Landscaped yards: A reduction of approximately 4'7" - 7'9" for the southern landscaped yard.

For Historic Landmark Commission agendas, staff reports, and minutes, visit the Planning Division's website at slc.gov/planning/public-meetings. Staff Reports will be posted the Friday prior to the meeting and minutes will be posted two days after they are ratified, which usually occurs at the next regularly scheduled meeting of the Historic Landmark Commission.



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The subject property is located within the OS (Open Space) zoning district and Council District 3, represented by Chris Wharton. (Staff contact: Kelsey Lindquist at (801)535-7930 or kelsey.lindquist@slcgov.com). **Case number PLNHLC2018-00557 & PLNHLC2018-00558**

2. **33rd Ward Minor Alterations at approximately 453 South 1100 East** - Brad Gygi, Bradley Gygi Architect & Associates, PLLC, representing the property owner, the Church of Jesus Christ of Latter Day Saints, is requesting a Certificate of Appropriateness (COA) for various site improvements including an expansion of parking on site, an outdoor pavilion, a new ADA access, and a new dumpster enclosure on the property located at 453 S. 1100 East in the University Historic District. All proposed site improvement are located at the rear of the property and are not readily visible from the street. The subject property is zoned I - Institutional and is located in Council District 4 represented by Ana Valdemoros. (Staff contact: Lex Traugher at (801)535-6184 or lex.traugher@slcgov.com). **Case number PLNHLC2020-00103**
3. **Demolition of a Contributing Building at approximately 58 E Hillside Avenue** - Jeff Garbett, the owner of the property, is proposing to demolish a residential structure on the subject lot that is identified as a contributing building to the Capitol Hill local historic district and subject to the standards of the H Historic Preservation Overlay. The applicant has indicated the purpose of the request is so a new single-family house could be constructed on the property. No specific development plan has been submitted in conjunction with this demolition request. The subject parcel is zoned RMF-35 (Moderate Density Multi-Family Residential). A request for demolition of a contributing structure in a local historic district must be reviewed by the Historic Landmark Commission. The subject property is within Council District #3 represented by Chris Wharton (Staff contact: Amy Thompson at (801)535-7281 or amy.thompson@slcgov.com). **Case number PLNHLC2020-00068**
4. **Wasatch Community Gardens at approximately 625, 629 and 633 E 800 S** - Ashley Patterson, representing Wasatch Community Gardens, the property owner, is requesting design approval to construct a new multi-family dwelling, install a wood deck and replace two front doors at the above listed properties. The properties are located in the Central City Local Historic District and are zoned RMF-30 Low Density Multi-Family Residential District, with two of the properties pending a zone change to R-MU-35 Residential/Mixed Use District. The applicant is requesting the following approvals:
 - a. **New Construction** – Request for a Certificate of Appropriateness (COA) to construct an 8-unit apartment building and associated parking lot to the rear of the properties located at approximately 629 E 633 E 800 S. **Case number PLNHLC2020-00111.**
 - b. **Major Alteration** – Request for a Certificate of Appropriateness (COA) to install a wood deck between the existing buildings on the properties and to replace the original front doors of the existing buildings on 625 and 629 E 800 S. **Case number PLNHLC2020-00062.**
 - c. **Special Exceptions** – Request to reduce the rear setback of the existing building at 629 E 800 S and allow a deck over 2 feet in height to encroach in the required yard setbacks. **Case number PLNHLC2020-00105.**



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The subject properties are within Council District 4, represented by Ana Valdemoros. (Staff contact: Mayara Lima at (801)535-7118 or mayara.lima@slcgov.com).

NEXT MEETING

The next regular meeting of the Commission is scheduled for Thursday, June 4, 2020, 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 within thirty (30) calendar days following the date on which a record of decision is issued