

Alexan Granary

Planning Petition Information for PLNPCM2022-00695 and 00696



Petition Number: PLNPCM2022-00695 and PLNPCM2022-00696

Application Type: Design Review and Planned Development

Project Location: 675 South 500 West

Zoning District: CG- General Commercial

Council District: District 2- Alejandro Puy



Rendering- Provided by Applicant

What is the request?

Salt Lake City has received a request from John Holbrook, with Architectural Nexus, representing the property owner, requesting Design Review and Planned Development approval to construct a new development located at approximately 675 South 500 West. The proposal is for a mixed-use residential and retail building including 7 ground level townhomes. The development is approximately 191,000 square feet with 8 stories and will include 241 residential units.

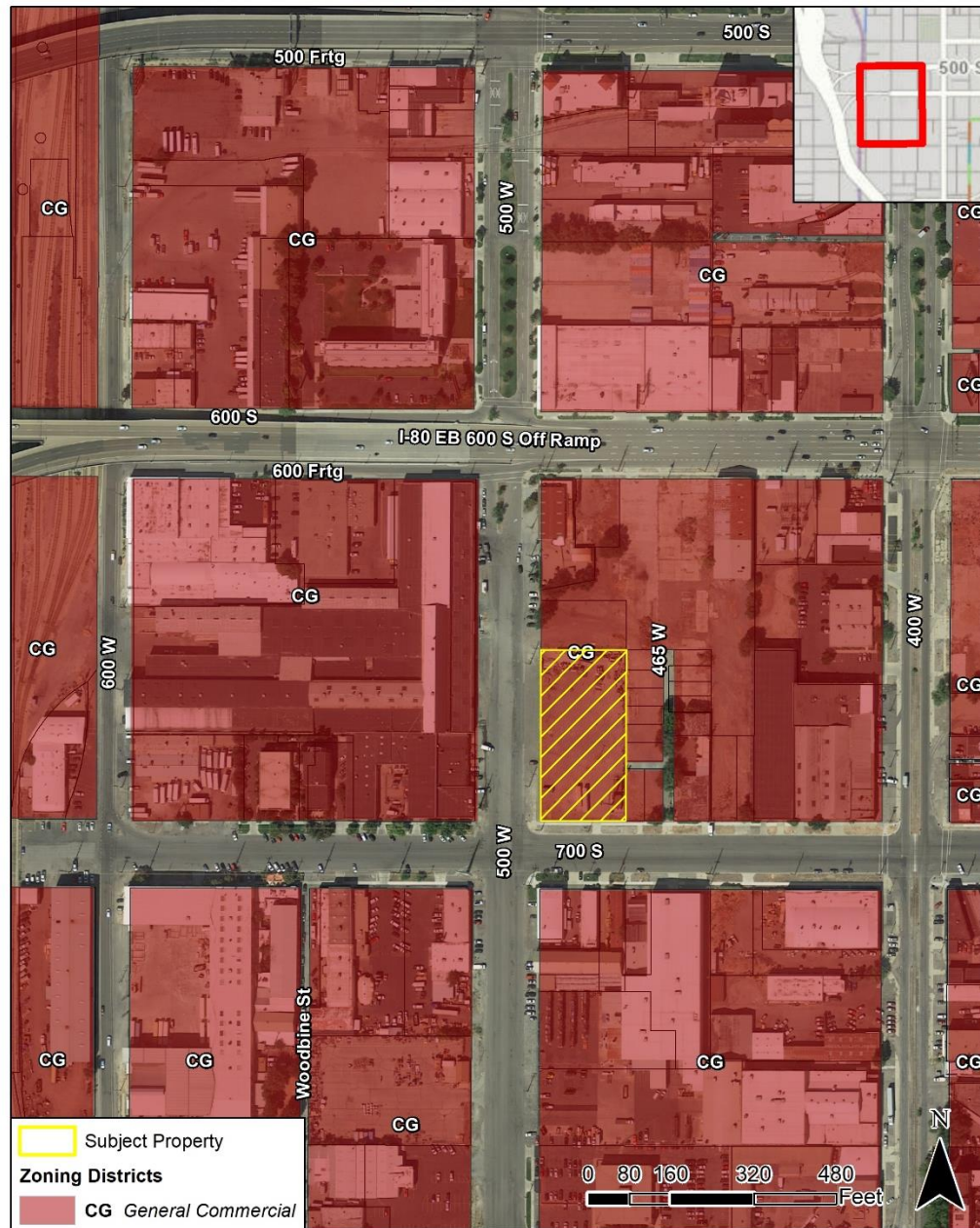
The applicant is requesting a Design Review to allow:

- An additional 30' of building height (90' total)

The applicant is requesting Planned Development review to:

- Reduce the front and corner side yards from 10' to 0'

Alexan Granary- Location Map



Location Map

What are the next steps?

- Notice of this application has been sent to the Chair of the Ballpark, Central 9th, and Downtown community councils, who may choose to schedule the matter at an upcoming meeting. Please contact the chair(s) of these organizations to determine whether a community council will review this petition and when and how that meeting will occur. The contact information for these groups is as follows:
 - Ballpark- Amy Hawkins 703.728.9151 or amy.j.hawkins@gmail.com
 - Central 9th- central9thcc@gmail.com
 - Downtown- Bryan Hill 801.674.0608 or bhillone@msn.com

- Notice has also been sent to property owners and residents within 300 feet of the project to obtain public input and comments on the proposal. Notified parties are given a 45-day period to respond before a public hearing with the Planning Commission can be scheduled.
- During and following this comment period, the Planning Division will evaluate the proposal against the applicable standards, taking into consideration public comments as they relate to the standards, and develop a recommendation for the Planning Commission.
- The Planning Commission will then hold a public hearing for additional public comments and make the final decision on the matter.

What is the role of the Planning Staff in this process?

Planning Staff processes the application, communicates with the applicant to understand the project, and seeks input from the community.

Where can I get additional information?

The applicant has provided a packet with the plans as well as a project description. The application packet is a public record and available for download. To access this information:

1. Visit the open house webpage for this petition at <https://www.slc.gov/planning/open-houses/>.
2. Click on the project title for this petition, located under the “Active Online Open Houses” section
3. Click “Additional Information”
4. Click any applicant-submitted item to download submitted plans

Public comments and questions

We want to hear from you! To submit a comment or question please contact the staff planner via email or leave a voicemail, your questions will be answered within a week after the comment period has ended.

- **Start of Comment Period:** September 6, 2022
- **End of Comment Period:** October 21, 2022

During and following this comment period, the Planning Division will evaluate the proposal against the applicable zoning standards, taking into consideration public comments as they relate to the standards, and develop a recommendation for the Planning Commission.

Project Planner: Eric Daems, Senior Planner

Email: eric.daems@slcgov.com

Phone Number: 801.535.7236