



MEMORANDUM

PLANNING DIVISION
DEPARTMENT of COMMUNITY and NEIGHBORHOODS

To: Mayor Erin Mendenhall

Cc: Rachel Otto, Chief of Staff; Tammy Hunsaker, Department of Community and Neighborhoods Director; Michaela Oktay, Deputy Planning Director; Mark Kittrell, City Attorney.

From: Nick Norris, Planning Director

Date: January 28, 2026

Re: Initiation of a zoning map amendment for the 10th East Senior Center to rezone portions of the site from R-2 and SR-3 to match the PL zoning designation of most of the site.

The Planning Division is requesting that you initiate a map amendment for the 10th East Senior Center property to zone the entire property PL Public Lands. Correcting split-zoned parcels represents a best practice in land use planning, helping to eliminate regulatory conflicts, improve consistency in code application, and enhances long-term land use efficiency.

The property consists of two parcels of land, both of which are split zoned. The one split zoned piece of land has frontage on 1000 East and has portions zoned R-2, this appears to be the remnant of the zoning prior to 1995, when the site consisted of multiple lots. The other split zoned piece has frontage on Norris Place and is zoned SR-3. This piece contains the public park portion of the site where there are tennis courts.

The map below shows the two city owned parcels (highlighted in yellow) that the 10th East Senior Center sits on and the zoning of the property. This amendment is intended to clean up the zoning district designations on the property that came to light when the property was recently highlighted in the news. This does not impact the existing uses of the property, both of which are allowed land uses in the PL zone, nor the ongoing renovation efforts of the building.




The proposal will go through the typical public engagement process, with a minimum of 45-days public input period with notice to all recognized organizations and the division’s email distribution list. It is anticipated that the planning commission will hold a public hearing in late summer, and the item will then be transmitted to the City Council for a decision.

This memo includes a signature block to initiate the petition if that is the decided course of action. If the decided course of action is not to initiate the application, the signature block can remain blank. Please notify the Planning Division when the memo is signed or if the decision is made to not initiate the petition.

Please contact me at 801-535-6173 or nick.norris@slcgov.com if you have any questions. Thank you.

Concurrence to initiate the zoning text amendment petition as noted above.


 Erin Mendenhall (Jan 28, 2026 12:19:20 MST)
Erin Mendenhall, Mayor

01/28/2026

Date