

Salt Lake City Planning Division
Record of Decisions by the Planning Commission
Wednesday, June 22, 2011
5:45 p.m.
City & County Building
451 South State Street, Room 326

1. A discussion regarding the Special Exception process and transferring the review authority from the Board of Adjustment to the Planning Commission and other text amendments related to special exceptions. Discussion Only. (Staff contact: Maryann Pickering at 801-535-7660 or maryann.pickering@slcgov.com)

Decision: Briefing only

2. A discussion regarding Billboards and Signs (Staff contact: Doug Dansie at 801-535-6182 or doug.dansie@slcgov.com)

Decision: Briefing only

3. **PLNPCM2010-00188 – Time Extension for A1 Auto Parts Conditional Use** – A request by Mike Vanikiotis for a one-year time extension for a conditional use to operate an outdoor auto salvage and recycling facility at approximately 5 South 5100 West. The project was originally approved by the Planning Commission on June 23, 2010. The subject property is located in the M-1 (Light Manufacturing) zoning district in City Council District 2, represented by Van Turner. (Staff contact: Katia Pace at 801-535-6354 or katia.pace@slcgov.com)

Decision: The Commission Approved the Extension.

4. **Petition 410-07-57 Rio Grande Office Conditional Use Planned Development** – A request by the Boyer company for clarification to the approval of an office building, located at approximately 50 North Rio Grande. The building was approved with a dome height of 90 feet, however the mechanical equipment is now proposed to be enclosed, resulting in more square footage of the roof being at 90 feet. This change is being presented to the Planning Commission for their concurrence with the proposed change. The subject property is located in a GMU (Gateway Mixed-Use) zoning district and is located in Council District 4, represented by Luke Garrott. (Staff contact: Doug Dansie at (801) 535-6182 or doug.dansie@slcgov.com).

Decision: The Commission approved the modified building design.

5. **PLNPCM2010-00784 Code Maintenance Noticing Text Amendment** - A request by Mayor Ralph Becker to amend sections 21A.10.020, 21A.14.060 of the zoning Ordinance to require all public hearings to be noticed in a similar manner using the most stringent of the existing noticing requirements. The proposal will remove signature requirements for routine and uncontested special exceptions and replace with an official notice of application. Related provisions of Title 21A- Zoning may also be amended as part of this petition. (Staff contact: Michaela Oktay at (801) 535-6003 or michaela.oktay@slcgov.com).

Decision: The Commission forwarded a positive recommendation to the City Council.

6. **PLNPCM2010-00612 Accessory Dwelling Unit** – A request by Mayor Ralph Becker for a zoning text amendment to allow accessory dwelling units within the following single-family and multi-family residential districts: FR-1/43,560, FR-2/21,780, FR-3/12,000, R-1/12,000, R-1/7,000, R-1/5,000, SR-1, SR-1A, SR-3, R-2, RMF-30, RMF-35, RMF-45, and RMF-75. This request is part of the Sustainability City Code Initiative and would affect areas City-wide. (Staff contact: Michael Maloy at 801-535-7118 or michael.maloy@slcgov.com).

Decision: The Commission forwarded a positive recommendation to the City Council.

cc: David Everitt, Chief of Staff
Frank Gray, Community Economic Development Director.
Mary De La Mare-Schaefer, CED Deputy Director.
Wilf Sommerkorn, Planning Director
Cheri Coffey, Assistant Planning Director

Cindy Gust-Jenson, City Council Executive Director
Janice Jardine, City Council Office
Orion Goff, Building Services and Licensing Director
DJ Baxter, Redevelopment Agency Director
John Naser, Engineering Director
Kevin Young, Transportation Planning Engineer
Lynn Pace, Deputy City Attorney
Paul Nielson, Land Use Attorney
John Spencer, Property Management
Planning Commission Members