

**SALT LAKE CITY  
PLANNING COMMISSION  
MEETING AGENDA**

**In Room 326 of the City & County Building at 451 South State Street  
Wednesday, September 12, 2012, at 5:30 p.m.**

**The field trip is scheduled to leave at 4:00 p.m.**

**Dinner will be served to the Planning Commissioners and Staff at 5:00 p.m. in Room 126.**

**A WORK SESSION will start at 5:30 p.m. in Room 326**

**Urban Design:** The Planning Commission will receive an educational briefing from the City's Urban Designer regarding the basics of Urban Design and the role Urban Design plays in Salt Lake City. (Staff contact: Molly Robinson [molly.robinson@slcgov.com](mailto:molly.robinson@slcgov.com) or 801-535-7261).

**The regular meeting will start immediately following the work session.**

**APPROVAL OF MINUTES FOR AUGUST 22, 2012  
REPORT OF THE CHAIR AND VICE CHAIR  
REPORT OF THE DIRECTOR**

**PUBLIC HEARING(S)**

**Administrative Matters**

1. **PLNPCM2012-00225 Christensen Zoning Map Amendment** – A request by Lars and Bethany Christensen to change the zoning of the vacant property located at approximately 1614 West 700 North from R-1/5,000 Single-Family Residential to CB (Community Business) zoning district to accommodate the construction of a new dental office. The subject property is located in Council District 1, represented by Carlton Christensen. (Staff contact: Ana Valdemoros at (801) 535-7236 or [ana.valdemoros@slcgov.com](mailto:ana.valdemoros@slcgov.com)).
2. **PLNPCM2012-00155 Conditional Use Appeal** - An appeal of the administrative hearing officer's approval of a conditional use for 3 utility boxes in the public right of way at approximately 1280 East 700 South. The applicant is CenturyLink QC. The appellants are Jeff and Candy Bastow. The subject property is located within the R-2 (Single- and Two-family Residential) zoning district. The site is located in City Council District 4 represented by Luke Garrott. (Staff contact: Ray Milliner at (801)535-7645 or [ray.milliner@slcgov.com](mailto:ray.milliner@slcgov.com)).
3. **PLNPCM2012-00406 Special Exception for a Hobby Shop / Pool House** - A request by Mark Finlinson at approximately 1462 Federal Heights Drive to build a new accessory building behind an existing home the purpose of which is to house a small swimming pool. A public hearing for this proposal was requested by David and Susan Valenti. The subject property is located in the R-1/7,000 (Single Family Residential) zoning district, and in Council District 3 represented by Stan Penfold. (Staff contact: Ray Milliner at (801)535-7645 or [ray.milliner@slcgov.com](mailto:ray.milliner@slcgov.com)).
4. **PLNPCM2012-00539 Special Exception for a grade change and additional height for a fence** - A request by Daniel and Lurelin Pace for a grade change of greater than 2 feet in the front yard of their home to accommodate repairs to an existing rock wall. They are also requesting approval of a special exception for additional height for fences that would allow for a wrought iron fence of 6 feet in height in the front yard and 8 feet in the rear. The property is located at approximately 1025 North Bonneville Drive, in the FR-3 (Foothills Residential) zoning district, Council District 3, represented by Stan Penfold. (Staff contact: Ray Milliner at (801)535-7645 or [ray.milliner@slcgov.com](mailto:ray.milliner@slcgov.com)).

*The files for the above items are available in the Planning Division offices, room 406 of the City and County Building. Please contact the staff planner for information, visit the Planning Division's website at [www.slcgov.com/CED/planning](http://www.slcgov.com/CED/planning) for copies of the Planning Commission agendas, staff reports, and minutes. 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 Planning Commission. Planning Commission Meetings may be watched live on SLCTV Channel 17; past meetings are recorded and archived, and may be viewed at [www.slctv.com](http://www.slctv.com)*

*People with disabilities may make requests for reasonable accommodation no later than 48 hours in advance of the hearing in order to attend. Accommodations may include alternate formats, interpreters and other auxiliary aids. This is an accessible facility. For questions, requests or additional information, please contact the Salt Lake City Planning Office at: 801-535-7757/TDD 801-535-6220.*