

**SECOND AMENDED SALT LAKE CITY PLANNING COMMISSION
MEETING AGENDA**

**In Room 326 of the City & County Building
451 South State Street**

Wednesday, March 26, 2014, at 5:30 p.m.

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

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 of the City and County Building. During the dinner break, the Planning Commission may receive training on city planning related topics, including the role and function of the Planning Commission.

PLANNING COMMISSION MEETING WILL BEGIN AT 5:30 PM IN ROOM 326

APPROVAL OF MINUTES FOR MARCH 12, 2014

REPORT OF THE CHAIR AND VICE CHAIR

REPORT OF THE DIRECTOR

Work Session

1. **Plan Salt Lake** – Plan Salt Lake is a citywide vision document that will help guide the future growth of the City. As part of the planning process for Plan Salt Lake, planning staff will provide an update and brief the Planning Commission on the public engagement process and next steps, as well as solicit feedback on the draft Vision, Guiding Principles, and Performance Indicators. (Staff contact: BreAnne McConkie at (801) 535-7236 or breanne.mcconkie@slcgov.com.) Case number PLNPCM2011-00682.

PUBLIC HEARING(S)

Administrative Matters

1. **The Road Home Conditional use at approximately 437 West 200 South** - Matt Minkevitch is requesting approval from the City to continue an emergency winter homeless shelter, which operates under a previous conditional use approval that expires April 15, 2014. The emergency shelter is located in the St. Vincent de Paul's community dining hall at the above listed address. Currently the land is used as a community dining hall and for the last five years an emergency winter homeless shelter. The property is zoned D-3(Downtown Warehouse/Residential District). This type of project must be reviewed as a conditional use. The subject property is within Council District 4, represented by Luke Garrott. (Staff contact: Everett Joyce at (801) 535-7930 or everett.joyce@slcgov.com.) Case number PLNPCM2013-00991.
2. **Capitol Hills Plat B, Lot 216 Subdivision Plat Amendment at approximately 327 E. Dartmoor Place** - Douglas Olson is requesting approval from the City to amend a subdivision plat to adjust the building area of his lot to accommodate an addition to the existing home located at the above listed address. Currently the land is used as residential and the property is zoned FR-3/12,000 (Foothills Residential District). The subject property is located within Council District 3, represented by Stan Penfold. (Staff contact: Casey Stewart at 801-535-6260 or casey.stewart@slcgov.com.) Case number PLNSUB2014-00028.

Legislative Matters

3. **Chen Rezone at approximately 878-880 West 200 North** - Li Chen is requesting approval from the City to amend the Salt Lake City Zoning Map for property located at the above listed address. Currently the land contains a retail and residential use. The purpose of this proposal is to bring the existing retail use into conformance with zoning regulations. The proposal would modify the zoning map for the property currently zoned SR-1/7,000 (Single Family Residential District) to SNB (Small Neighborhood Business). Although the applicant has requested that the property be rezoned to the SNB zone, consideration may be given to rezoning the property to another zoning district with similar characteristics. The subject property is located within Council District 2, represented by Kyle LaMalfa. (Staff contact: BreAnne McConkie at (801) 535-7236 or breanne.mcconkie@slcgov.com.) Case number PLNPCM2013-00942.

4. **Surplus Property Declaration at approximately 1226 S 1100 East** – Ryan McFarland, Salt Lake City Real Property Manager is requesting approval from the City to declare approximately 896 square feet of Public Utilities Department-owned property as surplus to allow the property to be conveyed to the abutting property owner at 1224 S 1100 East. The lot owned by the Public Utilities Department is vacant and Salt Lake Canal. The declaration of surplus property is for the lot and will not impact the use or maintenance of the canal. The property is zoned R-1/5,000 (Single Family Residential). This type of project must be reviewed as a Surplus Property petition. The subject property is located within Council District 5, represented by Erin Mendenhall. (Staff contact: Joel Paterson at (801) 535-6141 or joel.paterson@slcgov.com.) Case number PLNPCM2014-00008.

POSTPONED

Training Session

The Planning Commission may receive training on city planning related topics, including the role and function of the Planning Commission.

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 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.

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. Appeal of Planning Commission Decision- Any person adversely affected by a final decision of the planning commission may appeal 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.