

Amended SALT LAKE CITY PLANNING COMMISSION MEETING AGENDA
In Room 326 of the City & County Building
451 South State Street
Wednesday, April 13, 2016, 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 23, 2016**~~

REPORT OF THE CHAIR AND VICE CHAIR

REPORT OF THE DIRECTOR

PUBLIC HEARINGS

Administrative Matters

1. **Townes at 7th Street Planned Development** - A request by Wes Graham for approval of a proposed seven unit residential condominium project with reduced front and rear yard building setbacks. Per the request, the front yard setback would be reduced from the required 25 feet to approximately 12.5 feet and the rear yard setback from 30 feet to approximately 27 feet. The planning commission may consider different setback reductions. The property is located at approximately 323 and 325 South 700 East and is located in a RMF-45 zoning district (Residential Multi-family) in Council District 4, represented by Derek Kitchen. (Staff contact: Casey Stewart at 801-535-6260 or casey.stewart@slcgov.com) Case Number **PLNSUB2016-00140**
2. **Redwood Landing Industrial Park at approximately 954 S Redwood Road** – A request by Shawn Eaton, of Aeurbia Architects, for approval to construct an industrial park. The proposal requires a planned development because it includes more than one building on a single lot, not all buildings will have face the street and the applicants are requesting a modification to the perimeter landscaping requirement. The property is located in the CC Corridor Commercial and M-1 Light Manufacturing Districts in Council District 2 represented by Andrew Johnston. (Staff contact: J.P. Goates at (801)535-7645 or jp.goates@slcgov.com) Case Number **PLNSUB2016-00060**

Legislative Matters

3. **Yalecrest-Hillside Park Local Historic District** - A request to create a new local historic district known as Yalecrest-Hillside Park. The proposed boundary of the Yalecrest-Hillside Park Local Historic District is located at approximately between 1700 East and 1800 East on Laird Avenue, Cornell Circle, and 1300 South. Any owner of real

property that is proposed to be rezoned may file a written objection to the inclusion of their property in the proposal within 10 days following the public hearing with the Planning Commission. All written objections will be forwarded to the City Council. The Planning Commission will make a recommendation to the City Council. The subject district is located in Council District 6 represented by Charlie Luke. (Staff contact: Amy Thompson at (801)535-7281 or amy.thompson@slcgov.com) Case number **PLNHLC2015-00697**

Work Session

4. **TSA Zoning District Report** - Planning staff will provide an overview of the TSA zoning district. The report summarizes the review and approval process in the TSA zoning district, what type of projects have been approved and built. An analysis of the zoning standards and development guidelines will be included. A summary of possible changes will be identified. This review was requested by the Planning Commission. (Staff contact Nick Norris at (801)-535-6173 or nick.norris@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 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.

The City & County Building is an accessible facility. People with disabilities may make requests for reasonable accommodation, which may include alternate formats, interpreters, and other auxiliary aids and services. Please make requests at least two business days in advance. To make a request, please contact the Planning Office at 801-535-7757, or relay service 711.