

AMENDED Salt Lake City Planning Division Record of Decision
Wednesday, June 14, 2017 5:30 p.m.
City & County Building 451 South State Street, Room 326

1. **Sugar House Development, Planned Development and Conditional Building and Site Design Review at approximately 2290 S 1300 East** – David Dixon, representing the property owner Sugar House Property, LLC is requesting Planned Development and Conditional Building and Site Design Review approval to develop two office buildings with an associated parking structure, and a multi-family residential building with ground floor retail at the above listed address. The development must be reviewed as a Planned Development as the associated buildings will not have frontage on a public street. Other zoning requirements may be modified through the Planned Development process. The development also must be reviewed through Conditional Building and Site Design Review as the process is required for buildings that exceed 50 feet in height in the associated zone. Currently the land is occupied by a parking lot and vacant retail store. The subject property is located in the Sugar House Business District-1 (CSHBD-1) zoning district and is within Council District 7, represented by Lisa Adams. (Staff contact: Daniel Echeverria at (801) 535-7165 or daniel.echeverria@slcgov.com.) **Case numbers PLNSUB2017-00298 and PLNPCM2017-00300 (Legislative Item)**

Decision: Approved with conditions

2. **Appeal of Special Exception administrative approval at approximately 1373 E Arlington Drive** – This is an appeal filed by the neighbor of the subject property regarding an administrative approval of a special exception for an inline addition to the back of the house. This type of appeal is required to be heard by the Planning Commission as if it were a new request for a special exception. The request by the property owner is to expand the existing single family dwelling on the parcel through front and rear additions. The proposed additions to the front of the structure comply with setback requirements of the R-1/7000 (Single Family Residential) zoning district. The side yard setbacks of the rear addition varies because of the angled lot lines. The proposed addition does not encroach closer to the side property line than the existing structure, but requires a special exception because the existing side yard setback is less than what is required by ordinance. (Staff contact: Chris Lee at (801)535-7706 or chris.lee@slcgov.com) Case number: **PLNAPP2017-00404 (Administrative Item)**

Decision: Approved

Dated at Salt Lake City, Utah this 29th day of June, 2017 Michelle Poland, Administrative Secretary