

**Salt Lake City Planning Division Record of Decision**  
**February 27, 2019 5:30 p.m.**  
**City & County Building 451 South State Street, Room 326**

1. **Urban Alfandre FB-UN2 Building Height Amendment** - James Alfandre, representing the property owner, requests an amendment to the Zoning Ordinance to allow additional building height for multiple properties in the FB-UN2 Zoning District (Form Based Urban Neighborhood) located on the south side of 900 South between 200 West Street and Washington Street. The request would include the subject properties in the designated area for building height up to 5 stories/maximum 65 feet. The property is currently subject to a height limit of 4 stories/maximum 50 feet. This proposed amendment would affect Section and Table 21A.27.050.C FB-UN2 Building Form Standards: Height, in the Salt Lake City Zoning Ordinance. Other related sections of Title 21A Zoning may also be amended as part of this petition. The site is located in Council District 5 represented by Erin Mendenhall. (Staff Contact: Casey Stewart at (801)535-6260 or casey.stewart@slcgov.com; Case number: PLNPCM2017-00590 (Legislative matter)

**Decision: A positive recommendation was forwarded to the City Council**

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2. **ADU Conditional Use 932 E Princeton Avenue** - Mary Richardson, the owner of the property, is requesting Conditional Use to construct a detached Accessory Dwelling Unit (ADU) at the above listed address. The proposed ADU is located to the rear of the house on the property along with a parking space for the ADU that is accessed from a rear alley. The property is located in the R-1/5000 (Single Family Residential) zoning district which requires a Conditional Use process for an ADU. The site is located in Council District 5 represented by Erin Mendenhall. (Staff contact: Amy Thompson - (801) 535-7281 or amy.thompson@slcgov.com) Case number PLNPCM2018-00999

**Decision: Approved with conditions**

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3. **Special Exception Appeal at approximately 1305 E 2nd Ave** - Jefferson Gross, has initiated an appeal of an administratively approved special exception for an in-line addition to a detached garage at the above-mentioned address. The proposal is to add 300 sq. ft. to the garage for additional vehicle parking. The existing garage is considered legal non-conforming as it does not meet current setback standards. The special exception was approved by Planning staff on January 14, 2019. The appellant filed an appeal of the approval based on the criteria in Section 21A.10 of the Zoning Ordinance. As a result of the appeal, the in-line addition must be reviewed by the Planning Commission per Section 21A.52 of the Zoning Ordinance. The subject property is zoned R-1-5,000: Single-Family Residential and is located in within Council District 3, represented by Chris Wharton. (Staff contact: Eric Daems at 801-535-7236 or eric.daems@slcgov.com) Case number PLNAPP2019-00071

**Decision: Approved**

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