

SALT LAKE CITY PLANNING COMMISSION MEETING AGENDA

This meeting will be an electronic meeting pursuant to Salt Lake City Emergency Proclamation No. 2 of 2020 (2)(b)

June 24, 2020, at 5:30 p.m.

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

This Meeting will **not** have an anchor location at the City and County Building. Commission Members will connect remotely. We want to make sure everyone interested in the Planning Commission meetings can still access the meetings how they feel most comfortable. If you are interested in watching the Planning Commission meetings, they are available on the following platforms:

- YouTube: www.youtube.com/slclivemeetings
- SLCTv Channel 17 Live: www.slctv.com/livestream/SLCtv-Live/2

If you are interested in participating during the Public Hearing portion of the meeting or provide general comments, email; planning.comments@slcgov.com or connect with us on Webex at:

- <http://tiny.cc/slc-pc-06242020>

Instruction for using Webex will be provided on our website at SLC.GOV/Planning

PLANNING COMMISSION MEETING WILL BEGIN AT 5:30 PM

APPROVAL OF MINUTES FOR JUNE 10, 2020

REPORT OF THE CHAIR AND VICE CHAIR

REPORT OF THE DIRECTOR

PUBLIC HEARINGS

1. **Conditional Use ADU at approximately 2496 South 1700 East** - A request by Andrea Palmer, property owner representative, for Conditional Use approval for a 432 square foot detached accessory dwelling unit (ADU) on a property located at approximately 2496 South 1700 East. The property is zoned R-1/7,000 Single Family Residential and is located within Council District 7, represented by Amy Fowler. (Staff Contact: Caitlyn Miller at (385) 202-4689 or caitlyn.miller@slcgov.com) **Case number PLNPCM2020-00155**
2. **Conditional Use ADU at approximately 1673 East Garfield Avenue**- A request by Andrea Palmer, property owner representative, for Conditional Use approval for a 432 square foot detached accessory dwelling unit (ADU) on a property located at approximately 1673 East Garfield Avenue. The property is zoned R-1/7,000 Single Family Residential and is located within Council District 7, represented by Amy Fowler. (Staff Contact: Caitlyn Miller at (385) 202-4689 or caitlyn.miller@slcgov.com) **Case number PLNPCM2020-00156**

3. **Conditional Use ADU at approximately 2579 S Park Street** - A request by Andrea Palmer, property owner representative, for Conditional Use approval for a 432 square foot detached accessory dwelling unit (ADU) on a property located at approximately 2579 South Park Street. The property is zoned R-1/7,000 Single Family Residential and is located within Council District 7, represented by Amy Fowler. (Staff Contact: Caitlyn Miller at (385) 202-4689 or caitlyn.miller@slcgov.com) **Case number PLNPCM2020-00157**
4. **Conditional Use ADU at approximately 1395 S Park Street** - Mathias Richards, the owner of the property, is requesting Conditional Use approval to construct an Accessory Dwelling Unit (ADU) to the rear of the house on the property. The property is located in the R-1/5000 (Single Family Residential) zoning district which requires Conditional Use approval to establish an ADU. The proposal is located within Council District 5 represented by Darin Mano. (Staff contact: Amy Thompson at amy.thompson@slcgov.com) **Case number PLNPCM2020-00242**
5. **Devonshire Grade & Height Exceptions at approximately 1639 E. Devonshire Drive** - Brad Waltman, on behalf of the property owners, is requesting special exception approval to construct a new single-family detached structure that exceeds the maximum permitted building height and maximum allowable grade changes in the FR-3/12,000 Foothills Residential District. The subject property is located at 1639 E. Devonshire Drive is currently vacant. The proposed structure will exceed the height limit of 28' by 1'8"-2' at two points on the street facing elevation. The requested grade changes in the front and northern side yard will exceed the permitted 4' by 2' in dimension. The grade changes within the buildable area will exceed the permitted grade change of 6' by 8"-3' in dimension. The subject property is located in the FR-3/12,000 (Foothills Residential) zoning district and within Council District 6, represented by Dan Dugan. (Staff Contact: Kelsey Lindquist at (801)535-7930 or kelsey.lindquist@slcgov.com) **Case number PLNPCM2020-00215**
6. **West Temple Duplex Planned Development at approximately 1048 S West Temple** - Adam Sapers, property owner representative, is requesting Planned Development approval to construct a new duplex at approximately 1048 S West Temple. The proposal includes retaining the existing single-family home on-site and building a new duplex on a newly created lot. Planned Development approval is requested to modify the required lot width from 50 feet to approximately 37 feet, and lot area from 8,000 square feet to approximately 6,000 square feet for the new lot. The site is located in Council District #5, represented by Darin Mano (Staff Contact: Krissy Gilmore at (801) 535-7780 or kristina.gilmore@slcgov.com) **Case number PLNSUB2020-00174**

For Planning Commission agendas, staff reports, and minutes, visit the Planning Division's website at slc.gov/planning/public-meetings. 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.