

**HOUSING ADVISORY AND APPEALS BOARD**  
**City and County Building**  
**451 South State Street, Room 126**  
**POLICY MEETING**  
May 9, 2012

The following members attended the on-site inspection to the properties in question and/or participated at the panel hearings: David Brach, Kate Bradshaw, Bryan Case, Susan Fleming, Jim Guilkey, Mitch Mills, Jerry Stanger & Rachel White

- ◆ Staff members: Luann Clark, Director of Housing and Neighborhood Development; Craig Spangenberg, Civil Enforcement Manager; Randy Isbell, Housing Specialist and Diana Hansen, secretary.

Rachel White, Chair, opened the meeting at 1:00 p.m.

**Approval of March 14<sup>th</sup> Minutes**

David Brach motioned to approve the minutes for March 14, 2012. Susan Fleming seconded the motion and the motion passed.

**Proposed Demolition @ 571 North Redwood Road**  
**City Council District One**

The structure to be demolished is a single family dwelling. The owner of the property, Mariposa & Development LLC, is requesting demolition approval. The proposed post demolition use of the property has not been determined at this time. The structure is vacant and in disrepair. The building is one story and of frame construction. The property is .24 acres in size. The property is zoned R-1/5000 (Single Family Residential District) and the area is made up of residential uses. The demolition of the structure will affect Salt Lake City's housing stock by reducing the number of residential units by one. Mike Schneider was present, representing the owner. Mr. Schneider stated that the contractors who were hired to determine the condition of the building found that the structure was not worth saving. The community recommends approval of the demolition. City staff recommends approval of the demolition.

Jim Guilkey motioned to approve the demolition. Bryan Case seconded the motion and the motion passed.

**Proposed Demolition @ 836 South Jefferson Street**  
**City Council District Four**

The structure to be demolished is a two-family dwelling. The owner of the property, Redevelopment Agency of Salt Lake City, is requesting demolition approval. The proposed post demolition use of the property has not been determined at this time. The building is vacant and in disrepair. The structure is one story and the construction is brick. The property is .20 acres in size. The property is zoned RMF (High Density Multi-Family District) and the area is a mix of residential uses. The demolition of the structure will affect Salt Lake City's housing stock by reducing the number of residential units by two. Travis Pearce, representing The Redevelopment Agency of Salt Lake City, commented that the structure is dilapidated and an eyesore to the neighborhood. He also stated that there have been numerous break-ins. The community recommends approval of the demolition. City staff recommends approval of the demolition. Bryan Case motioned to approve the demolition. Jerry Stanger seconded the motion and the motion passed.

**Proposed Demolition @ 868 South Jefferson Street**  
**City Council District Four**

The structure to be demolished is a single family dwelling. The owner of the property, Redevelopment Agency of Salt Lake City, is requesting demolition approval. The proposed post demolition use of the property has not been determined at this time. The building is vacant and in disrepair, with evidence of structural failure. The structure is one story and the construction is brick. The property is .10 acres in size. The property is zoned RMF (High Density Multi-Family District) and the area is a mix of residential uses. The demolition of the structure will affect Salt Lake City's housing stock by reducing the number of

residential units by one. Travis Pearce, representing the Redevelopment Agency of Salt Lake City was present and commented that the structure was boarded when it was purchased and has been ever since. The community recommends approval of the demolition. City staff recommends approval of the demolition. Susan Fleming motioned to approve the demolition. Jerry Stanger seconded the motion and the motion passed.

Case Number HAZ2012-00633 at 473 East First Avenue was rescheduled for the June 13, 2012 HAAB meeting.

The on-site committee for June 13, 2012 will be: David Brach, Kate Bradshaw, Susan Fleming, Jim Guilkey, Mitch Mills, Jerry Stanger & Rachel White

As there wasn't any further business to be brought before the Board, Kate Bradshaw motioned to adjourn the meeting at 1:24 p.m. Susan Fleming seconded the motion and the motion passed.

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Rachel White, Chair

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Diana Hansen, Secretary