

PLANNING COMMISSION

City of Holladay

July 25, 2023

City Council Chambers – 4580 S. 2300 E. Holladay



City of Holladay

This public meeting will be held in-person and also transmitted via live video stream on the [City of Holladay webpage](#). Participation in a *public hearing* portion of this meeting can be accomplished in either of the following ways:

- **Prior to the Meeting:** Written comments must be received by **8:30 am** on **07/25/2023** to the Community and Economic Development Department. Comments will be read by the Commission Chair.
- Email: cmarsh@cityofholladay.com
- **During the meeting:** address the Commission when the item is called by the Commission Chair

MEETING AGENDA

5:00 PM DINNER – Light dinner served for Commissioners. No decisions or voting to occur.

5:30 PM WORK SESSION – The Commission may discuss any or all agenda items. No decisions or voting to occur.

6:00 PM CONVENE REGULAR MEETING – Public Welcome & Chair Opening Statement

PLANNING COMMISSION TRAINING – Required training session conducted by the City’s Attorney’s office

PUBLIC HEARING

1. **“Outside Music Group/Posey Cello Studio” – Conditional Land Use Permit: Home Occupation – 1986 E Cecelia Cir (R-2-10 Zone)**
Review and consideration of a request by Applicant Lauren Posey as the Business Owner, with authorization from the property owners, for a Conditional Use Permit for Home Occupation. Item reviewed as an administrative application as per provisions stated in Holladay Ordinance §13.08.040 File #23-2-08
2. **Text Amendment – Chp. 13.77; LANDSCAPING DEFINITIONS**
Review and recommendation to City Council on proposed updates, consolidations and/or clarifying amendments to Title 13, of the Holladay City Code, Land Use and Development Regulations as they relate to statute obligations, set forth by State of Utah Legislation, modifying provisions related to landscaping requirements for new developments intended to address State of Utah water conversation efforts. Item reviewed as a legislative action, according to procedures set forth in Holladay Ordinance §13.07. *File #23-4-02*
3. **Text Amendment – Chp. 13.82; SIGNS AND HOLLADAY VILLAGE SIGN REGULATIONS**
Review and recommendation to City Council on proposed amendments to Title 13, of the Holladay City Code, Land Use and Development Regulations as they relate to allowing electronic-type pricing signage for gas stations within the Holladay Village Zone. Item reviewed as a legislative action, according to procedures set forth in Holladay Ordinance §13.07. *File #23-4-01*

ACTION ITEMS

4. **“6121 S Highland Mixed-Use Redevelopment” – Continuation of Preliminary and Final Site Plan - 6121 S Highland Dr (Holladay Crossroads Zone)**
Preliminary and Final level review and consideration of development details by Chris Ensign, Applicant. Review of this .96 acre mixed-use development is conducted according to Concept approval granted according to zone compliance on October 5, 2021. Review of compliance with Site Development Master Plan standards according to Holladay Ordinance §13.66 for the Holladay Crossroads Zone and Holladay Ordinance §13.08 for Commercial Site Plans. *File #21-9-01*

5. **“Millwood Estates” Subdivision –Final Site Plan - 4600 S Holladay Blvd (Holladay Village Zone)**
Final level review and consideration of development details by Marlyn Miller and Shawn Lockwood, property owner. Review of this .73-acre development is conducted according to Concept approval granted on January 10, 2023 and Preliminary approval granted on July 11, 2023 according to zone compliance and residential subdivision development standards according to Holladay Ordinance §13.10. *File #22-1-16*

ADJOURN

CERTIFICATE OF POSTING

I, Stephanie N. Carlson, the City Recorder of the City of Holladay, certify that the above agenda notice was posted on the City of Holladay bulletin board, the City website www.cityofholladay.com, the Utah Public Notice website www.utah.gov/pmn, and was emailed to the Salt Lake Tribune and Desert News and others who have indicated interest.

DATE POSTED: Sunday, July 23, 2023 at 3:30 pm

*Stephanie N. Carlson MMC, City Recorder
City of Holladay*

Reasonable accommodations for individuals with disabilities or those in need of language interpretation service can be provided upon request. For assistance, please call the City Recorder's office at 272-9450 at least three days in advance. TTY/TDD number is (801)270-2425 or call Relay Utah at #7-1-1