

PLANNING COMMISSION

City of Holladay

November 7, 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:

- During the meeting: address the Commission when the item is called by the Commission Chair
- Email: comments must be received by 5:00 pm on **11/06/2023** to the Community Develop Dept. cmarsh@cityofholladay.com. Emailed comments will be read by the Commission Chair.

MEETING AGENDA

- 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

PUBLIC HEARINGS

- 1. “Wright Mind LLC” – Home Occupation Conditional Use Permit – 2220 E. Murray Holladay #229 (RM)**
Review and consideration of a request by Applicant David Wright, as Owner, for a Home Occupation providing business consulting services. Item reviewed as an administrative application as per provisions stated in Holladay Ordinance §13.08.040 *File #23-2-13*
- 2. Zone Map Amendment – Rezone from RM to PO – 5200 S Highland Drive (RM)**
Review and recommendation to City Council on a proposal by applicant Tim Sleeper to amend the Holladay Zone Map at this location from the current, Residential Multi-Family zone (RM) to the Professional Office zone (PO) for approximately 1.13 acres of land in order to more accurately reflect the use of the land. Item reviewed as a legislative action, according to procedures set forth in Holladay Ordinance §13.07. *File #23-4-09*
- 3. “Holladay Heights” Residential Subdivision – Concept/Preliminary Plat – 4930 Westmoor (R-1-10)**
Conceptual and Preliminary review and consideration of a residential subdivision proposed by Applicant Benjamin Wheat to subdivide 2.88 acres of land to accommodate 10 lots within the R-1-10 Zone. Item reviewed as an Administrative action for permitted uses in accordance to zone and subdivision standards required by Holladay Ord §13.10 *File #23-1-11*
- 4. “Silver Hawk 2” Subdivision – Conceptual Amendment and Extension– 5560 South Wasatch Blvd (FCOZ)**
Conceptual review and consideration of an application by Applicants Robert and Connie Jensen, to amend the “Silver Hawk 2” Subdivision and subdivide 2 acres of land. This 2-lot, residential subdivision will be added as an amendment to the abutting, “Silver Hawk 2” subdivision. Item reviewed as an Administrative action for permitted uses in accordance to zone and subdivision standards required by Holladay Ord §13.10. *File #18-1-04*

5. **“Oly Vista Subdivision- Landscaping Plan Amendment” – 4877 South Murray Holladay Road (R-1-10 Zone)**

Applicant proposes an amendment to approved landscaping plans approved by the planning commission in accordance with applicable Holladay Ord 13.08.010D(5) 13.08.170.H, 13.10.050B2c(7) and 13.77.D2(c). *File #22-1-03-2*

DISCUSSION ITEMS

6. **Text Amendment – Chp 13.10; SUBDIVISIONS (A STATE REQUIRED AMENDMENT) *subdivision process***

Review and discuss proposed amendments to Title 13, of the Holladay City Code, Land Use and Development Regulations as they relate to Subdivisions in accordance with State requirements. **Discussion item only** for future review as a legislative action to make a recommendation to City Council, according to procedures set forth in Holladay Ordinance §13.07. *File #23-4-05*

7. **Text Amendment – Chp. 13.76.730, 13.08.040, 13.80.020; HOME OCCUPATION; CONDITIONAL USE PERMIT; *Sections relating to home occupations including conditional use permits, parking standards, and business licensing.***

Review and discuss proposed amendments to Title 13, of the Holladay City Code, Land Use and Development Regulations as they relate to Home Occupations and Conditional Use Permits. **Discussion item only** for future review as a legislative action to make a recommendation to City Council, according to procedures set forth in Holladay Ordinance §13.07. *File #23-4-08*

8. **Text Amendment – Chp. 13.14.031; ACCESSORY DWELLING UNITS, *external dwelling units***

Review and discuss proposed amendments to Title 13, of the Holladay City Code, Land Use and Development Regulations as they relate to Accessory Dwelling Units. **Discussion item only** for future review as a legislative action to make a recommendation to the City Council, according to procedures set forth in Holladay Ordinance §13.07. *File #23-4-08*

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: Friday, November 3, 2023 at Noon

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

Reasonable accommodations for individuals with disabilities or those in need of language interpretation services 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