

# PLANNING COMMISSION

City of Holladay

March 19, 2024

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 **03/18/2024** to the Community and Economic Development Department; [cmarsh@holladayut.gov](mailto:cmarsh@holladayut.gov). 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. Conditional Use Permit – Accessory Building Footprint Size – 3931 S. 2175 E. (R-1-10)**  
Review and consideration of a request by Applicant, Colyn Macdonald, for a Conditional Permit allowing construction of a detached accessory building with a footprint size larger than normally permitted. Item reviewed as an administrative application as per provisions stated in Holladay Ordinance §13.14.030 & 13.08.040 13.14.030 & 13.08.040 *File #24-2-02*
- 2. Zone Map Amendment – Rezone from RM to PO – 6375 S. Highland Drive (R-M)**  
Review and recommendation to City Council on a proposal by applicant Aaron Hauga to amendment to the Holladay Zone Map at this location from the current, Residential Multi-family zone (R-M) to the Professional Office zone (PO) for approximately .50 acres of property. Item reviewed as a legislative action, according to procedures set forth in Holladay Ordinance §13.07. *File #24-4-04*
- 3. Text Amendment – Chp. 13.62 Allowed Building Height in the C-2 Zone**  
Review of and recommendation to City Council on a proposal by Applicant, Bret Laughlin to amend Title 13, of the Holladay City Code, Land Use and Development Regulations related to maximum building height in the C-2 Zone. Item reviewed as a legislative action, according to procedures set forth in Holladay Ordinance §13.07. *File #24-4-03*

## ACTION ITEMS

- 4. “Walker Meadows Circle” Subdivision – Extension of Final Plat Approval – 5203 S Highland Dr. (R-1-10)**  
Request to extend the time period for Final Plat approval by Applicant/Property Owner, Darren Mansell. Previous approval for the preliminary subdivision was granted on November 15, 2022 with the condition of recording the Final Plat within one year. Plats that are not recorded within one year require approval of extension by the Planning Commission according to Holladay Ordinance §13.10.090 *File #22-1-15*

5. **“Base 45” Subdivision – Extension of Final Plat Approval – 2180 E 4500 S (R-M)**  
Request to extend the time period for Final Plat approval by Applicant/Property Owner, Luke Martineau. Previous approval for the preliminary subdivision was granted on February 22, 2023 with the condition of recording the Final Plat within one year. Plats that are not recorded within one year require approval of extension by the Planning Commission according to Holladay Ordinance §13.10.09 *File #17-1-05-01*
6. **Approval of Minutes-** January 9, 2024

### ***DISCUSSION ITEM(S)***

7. **Discussion – Pending Historic Preservation Ordinance Update**  
Presentation by staff on pending updates to Title 13, of the Holladay City Code, Land Use and Development Regulations as they relate to council direction on historical preservation including; historical designation process, allowable land uses, modification standards, and review processes for historic sites. **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.

### ***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.holladayut.gov](http://www.holladayut.gov), the Utah Public Notice website [www.utah.gov/pmn](http://www.utah.gov/pmn), and was emailed to the Salt Lake Tribune and Desert News and others who have indicated interest.*

***DATE POSTED: Monday, March 18, 2024 at 10:00 am***

*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*