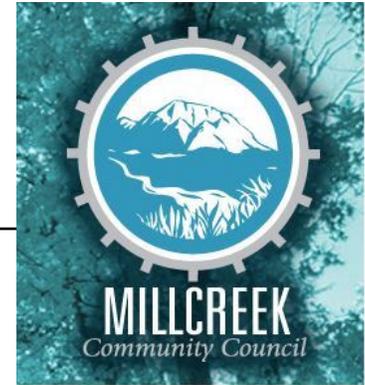


Millcreek Community Council Agenda

Tue, July 2, 2024 6:30 PM (MDT)

Adventure Hub, 1354 E. Chambers Ave. - Millcreek Common (Zoom link found at the end of document)



6:30 PM	<ol style="list-style-type: none">1. Welcome -- Recognize quorum, call meeting to order: Quorum recognized.2. Introductions: Introductions made.3. Approve Minutes of June 4, 2024: Minutes approved.4. Approve agenda (Agenda times are approximate and may be modified by motion during the meeting). Agenda approved.5. City and Civic officials comments, reports.<ul style="list-style-type: none">○ Mayor, Council members: Mayor said the city budget has been approved. There will be no tax hike. The city is allowed to hold 34% of budget for a rainy day. Road repairs and snow removal are contracted to Salt Lake County, but the county cannot keep up with the work required. As of July 1, the UPD HQ has been located at city hall. All City property tax is used to pay for UPD. 900 East construction is almost complete. A project will start to repair 2000 East North of 3300 South. The state legislature is requiring all unincorporated areas to be annexed into cities by 2027. City employees who meet performance requirements will receive a 3-4% salary raise.○ Detective Thompson, UPD: Detective Bartholemew filled in for the UPD report. The presentation can be found on UPD's website.6. Citizen's Forum (3 min per person). No comments. Citizens present want to discuss ZM 24-005.
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6:50 PM

Planning and Zoning:

■ **ZT-24-010 Amendments to Height Limitation; Exceptions Staff Memorandum_final.pdf**

Zoning code update dealing with height limitations on buildings.

Motion: recommend the changes proposed by the city.

9 in favor – unanimous.

■ **ZT-24-011 Amendments to Lots and Buildings on a Private Right of Way Staff Memorandum_final.pdf**

Proposal dealing with private rights of way.

8 in favor, 1 abstain

New

■ **ZT-24-012 Affordable Housing Staff Memorandum_final.pdf**

Deals with affordable housing – low income.

Jacob Richardson, MCC: allow more density and reduce open space requirements.

Eric Herschtal, MCC: there is a need for very low income housing.

Motion: Support the city proposal because of the deadline the city has from the state. MCC believes that this requires additional conversation. 6 in favor, 1 against.

■ **ZT-24-013 Required Studies Staff Memorandum_final.pdf** **MCC recommended as written by**

the city, 7 members for - unanimous.

ZM-24-005 - The applicant is seeking to rezone a property located at 4181 S 900 E from the R-1-10 (Residential Single-family) Zone to R-M (Residential Multi-family). The purpose of the rezone is to allow a six-unit residential development, with the intention of subdividing them for owner occupancy. at about 4181 S. 900 E.

Develop six townhomes. A number of neighbors present opposed development.

Neighbors concerned about construction equipment blocking roads if built.

Steve Yeager (neighbor) feels the projected asking price of \$600,000, too high.

Dan Donahoe of MCC felt that MCC should support the desire of the neighbors.

Jacob Richardson of MCC says MCC recommended another similar development.

Jeremiah Clark of MCC said MCC ought to trust in current zoning.

Motion: Recommended that the proposed zone change not be approved. 7 were for the recommendation and two against.

ZM-24-008 - The applicant is proposing to rezone the northern portion of an 8.17 acres lot, generally located at 4100 S 700 W, from the Agricultural zone (A-1 & A-2) to the Manufacturing Zone (M). No development is currently proposed, as the application's purpose is to consolidate the current zoning of the lot into one zone (Manufacturing zone). Project requests a change from Ag 1 & 2 to M zone.

Zone change recommended to facilitate a consolidation of zoning – an administrative measure. No development proposed as part of the zone change. The property has no agricultural or residential purpose.

	<i>Motion: Accept the proposal as presented by the city. 7 in favor, 2 against.</i>
8 PM	Millcreek Housing Report -- Kristy Chambers https://millcreekut.gov/DocumentCenter/View/4390/Millcreek-Housing-Report_June-2024 Review for further discussion.
8:10 PM	MCC Bylaws -- Kristy Chambers - continue.
8:30 PM	Budget items and proposal-- Allen Sowards. MCC would like to use available community support funds to aid non-profit sports projects within Millcreek.
8:40 PM	Consider how we address Planning and Zoning proposals -- Allan Sowards

Council Members:

Jeremiah Clark (Chair), Jacob Richardson (1st vice-chair), Kristy Chambers (2nd vice-chair), Chip Spencer (Sec), Allen Soward (Treasurer), Dan Donahoe, Rick Hansen, Eric Herschthal, David Tola, Jamie Walker, Guy Warner, Emily Wright.

City Officials:

Mayor Jeff Sylvestrini, Council members: Silvia Catten (1), Thom DeSirant (2), Cheri Jackson(3)
Detective Detective Scott Green

Staff:

Rita Lund, Communications Director
Francis Lilly, Planning & Zoning Director
Robert May, Long Range Planning Manager
Brad Sanderson, Current Planning Manager
Carlos Estudillo, Planner | Katie Larsen, Planner | Sean Murray, Planner

Announcements:

1. Subcommittee Reports should be prepared in advance to be included on the agenda.

*** Process:**

1. Discussion and debate of ideas is welcome and encouraged. Speakers will follow Robert's Rules and be recognized by the chair before speaking. Comments limited to 3 minutes per person.
2. Staff presents planning and zoning issues and clarifies what is being asked of the council.
3. Applicants may offer clarification, comments.
4. Community questions, comments.
5. Council member questions and comments.
6. Motion for recommendation may be made, seconded, amended, and voted upon.
7. Results are recorded in the meeting minutes, and included in a formal letter sent to the city.

Zoom Link

<https://zoom.us/j/96073099637?pwd=WkJFR3BGV1A2NU5IMkhrYnpMK043QT09>

