

MINUTES OF COMMUNITY COUNCIL MEETING HELD MARCH 4, 1998 AT 6:30 P.M. IN BUTLER MIDDLE SCHOOL.

PRESENT - Karen Eyre, Joan Carman, Joyce Smith, Bill Morris, Greg Alex, Richard Guthrie, Robert Good, Brett Besser. Absent – Jeannine Cunningham.

General Business

The meeting was called to order at 6:30 p.m. by Karen Eyre.

The pledge of allegiance was led by Bill Morris.

Joyce Smith led us in a moment of silence.

Upon motion made by Joyce Smith, seconded by Bill Morris and passed unanimously, it was,

RESOLVED, to approve the minutes of the previous meeting.

Sheriff's Report

Bill Morris presented the crime figures for the area and noted that crime rate is low in Cottonwood Heights. He handed out a brochure "when you call" and also stated that a training class will be held for owners/manager of retail outlets.

U.A.C.C.

Joyce Smith reported on the February U.A.C.C. meeting. A representative from UDOT had been present. The legislature was discussed especially the bills affecting the County. A copy of the minutes of the Council needs to be submitted to U.A.C.C. along with a check for annual dues. The U.A.C.C. board meeting will be held March 17, at 7:30 a.m. in the cafeteria of the South Building, Government Complex.

Joyce asked if there was another member of the Council who could attend the meetings with her.

Power Line Issue

Karen Eyre discussed the power line issue and referred to H.B. 465, which passed the legislature. This issue will go to a vote in November.

The Council wishes to thank Brian Allen and Patrice Arent for their help in getting this bill passed. Also to thank all the citizens who attended the meeting on February 18.

3000 East

Jim Whitehead presented some proposed plans for the completion of 3000 East. This would include the re-alignment of Big Cottonwood Canyon Rd.

Upon motion made by Joyce Smith, seconded by Richard Guthrie, and passed unanimously it was

RESOLVED, to approve Alternate 1 of the 3000 East Improvement Plan as presented by Jim Whitehead and request that no left turn be allowed out of the Health Rider building and that the traffic lights be in sync. A letter to be sent to Neil Stack, with copies to the Planning Commission and Cal Schnellar.

Solitude Office Building

Further discussion was held on the use of the office building by the Solitude Ski Corporation.

Upon motion made by Robert Good, seconded by Joyce Smith, and passed unanimously, it was,

RESOLVED, to write a letter to the Planning Commission requesting that any conditional use applications by the Solitude Ski Corporation be heard by the Cottonwood Heights Community Council.

Operation Safe Passage

Sgt. Lowry gave a brief overview of Operation Safe Passage. This is a school volunteer program with training from the Sheriff's office and the aim is to have children travel to and from school safely.

Cottonwood Heights General Plan Amendment Study

The area from 2055 east to 2300 East on Fort Union Boulevard presently has a lot of mixed development. Salt Lake County has been asked to review this area and give a general plan designation. This would not change the zoning but would allow the owners of property in this area to request a change in zoning and if it fit in with the general plan designation but would be much easier and quicker to do.

Don Adams listened to concerns and recommendations from those present and said he would be coming back to the Council with some alternatives. The County will send notification to all affected property owners.

ZONING

PL-98-2024 Q lube 3472 Bengal Boulevard

This piece of property has been considered for a gas station previously. The time limit eventually expired on this application so it was never brought to close. The main concern appeared to be whether a letter written in 1984 stating that nothing would be constructed on this area was still valid or if there was a subsequent ruling.

Upon motion made by Brett Besser, seconded by Richard Guthrie, and passed with two members voting no it was

RESOLVED, that the Council is not in favor of any development on this piece of property as the residents were led to believe that there would be no development in this area as indicated in the letter of 1984 attached.

The two members voting no felt that if there was to be development a Q lube would be the best use of that property.

PL-98-4006 6722 Highland Drive

This is an application for a re-zone to allow a dentist office in a private residence.

Upon motion made by Joyce Smith, seconded by Bill Morris and passed with three members voting no it was

RESOLVED, to approve this application.

The members voting no felt this was inconsistent with the Council policy and it would lead to more commercial development.

PL-98-2019 2995 East Fort Union Chevron Station

This application is for the conditional use for a mini-mart gas station.

Upon motion made by Bill Morris, seconded by Robert Good, and passed with one member voting no, it was

RESOLVED, to approve this application.

The member voting no felt that there are enough mini-marts etc. already.

Political Caucus

Karen Eyre encouraged everyone to attend his or her political caucus meeting on March 24, 1998.

Holladay Cottonwood Incorporation

Basix Consulting inc. on behalf of Salt Lake County sent a feasibility study to council members.

Upon motion made by Joyce Smith, seconded by Greg Alex, and passed unanimously, it was

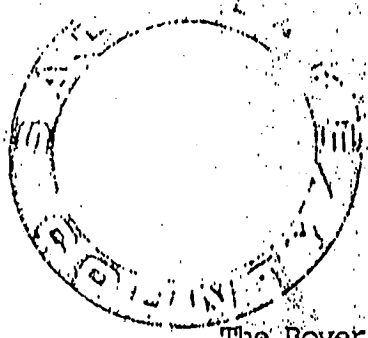
RESOLVED, to write a response asking that they follow a natural boundary e.g. I-215 - and do not adjust the boundaries by taking in parcels of additional commercial property.

Upon motion made by Bill Morris, seconded by Joyce Smith, and passed unanimously it was

RESOLVED, to adjourn the meeting at 10:00 p.m.

The next meeting will be April 1 at 6:30 p.m.

1-B



SALT LAKE COUNTY PUBLIC WORKS DEPARTMENT

PLANNING COMMISSION

PLANNING DIVISION

2033 South State Street, Bldg. #1, Rm. 204
Salt Lake City, Utah 84115
488-5061

October 22, 1984

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Land Use
Wm. Marsh III
Room 204
535-7461

Planning & Research
J. M. Jones
Room 204
535-7461

Administration
Room 204
535-7461

The Boyer Co.
675 East 500 South
Suite #600
Salt Lake City, UT 84102

Re: #PL-84-2194

Gentlemen:

On September 25, 1984, the Salt Lake County Planning Commission gave preliminary approval to your conditional use application for a shopping center and office complex on property located at 3500 East 7800 South, subject to compliance with the following conditions prior to final approval:

1. Staff review of the site plan to include:
 - a. 25' planting areas on the frontage with grade elevations 3' above the public street and 4" caliber evergreens and 3" caliber deciduous trees.
 - b. No pad on the northeast corner.
2. Submitting five (5) copies of the building elevations showing a residential character as portrayed in the meeting.
3. Submitting three (3) copies of a detailed landscaping plan.
4. Submitting three (3) copies of the lighting plan.
5. Receiving recommendations from other agencies.
6. Submitting a cross section through the site with no more than 2' of grade difference between this parcel and the adjoining parcel.

The Planning Commission also required the following conditions:

1. Installing curb, gutter and sidewalk along all public streets.
2. Installing a 6' high block wall along the southwest property line.
3. Store hours to be between 9:00 A.M. & 10:00 P.M.
4. No fast food restaurants. 9:00 10:00

Respectfully,

Clayne J. Ricks
Planning Director

Glenn R. Graham
Glenn R. Graham
Planner

CRG/my