



JAMES SORENSEN
COMMUNITY DEVELOPMENT
DIRECTOR

KURT BRADBURN
MAYOR

MATTHEW HUISH
CHIEF ADMINISTRATIVE OFFICER

Neighborhood Meeting Summary – Community #11

Date: 11/20/2018

Location: Multipurpose Room – City Hall

Community #/Name: #11, Crescent

Community Coordinator: Brian Noel

Project Name: RWK Rezone

Number of Attendees: 41

Applicants: RWK Cottonwood Heights LLC.

Number of Invitees: 72

Length of Meeting: 90 minutes

Notice Radius: 500 ft.

Project Description: Change the zoning at 590 E and 606 E 10600 S from R-1-20A to R-1-6.

Community Comments:

Concerns:

1. Residents do not want this zoning to be changed. This is one of the last few remaining horse property/larger lots neighborhoods. They don't want to lose the unique feel of their neighborhood.
2. This will block their mountain views.
3. Don't want the agricultural areas taken away.
4. Worried about proximity of homes to their lots and their horse properties/barns.
5. They want to keep the zoning as is.
6. They feel we shouldn't spot zone this area and leave the one lot an island.
7. They don't want this to start a domino effect in the area for zone changes.
8. Traffic is a concern.
9. Most people moved into this neighborhood for the large lots and animal rights. Don't take that away.
10. They feel new home owners will inevitably complain about the horse smells and they are worried they will lose their animal rights.
11. Don't want a non-city standard road with no sidewalks going in.
12. There is a potential water line issue if they build on the lots.
13. They feel this is too many homes in too little space and is a fire hazard.
14. Don't want this zone changed to be used as an excuse to "clean up the property".
15. They would be okay with something going in that matches the feel of the neighborhood, but this does not and so they are opposed to this zone change.



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16. They feel the City should hold true to zoning so area they bought in is protected.
17. They are worried about their property values going down.

Other Comments:

1. Email received by City staff: One resident feels some development in this area might be good since a lot of the animals are gone and few want to manage a large lot. There are many weeds and old dilapidated structures that are an eyesore. He is in support of the project if:
 - a. All existing structures to be demolished and removed
 - b. A 6' masonry or precast concrete fence around the entire project
 - c. A height restriction of approximately 20' be placed on new construction.
 - d. The project has some design continuity that makes it attractive.