

Community Development Department



Tom Dolan
Mayor

Byron Jorgenson
Chief Administrative Officer

Michael G. Coulam
Director

CITY COUNCIL AGENDA & ACTION REQUEST

TITLE: Kuwahara Rezone - ZONE-10-16-5148

Date of Request: November 11, 2016

Requesting Department: Community Development

Contact Employee: Mike Wilcox, Long Range Planning Manager

Telephone: 801-568-7261

Approved Agenda Date: December 6, 2016

Nature of Request: Alex Kuwahara of Kuwahara Wholesale, LLC is requesting to rezone approximately .83 acres from the R-1-7.5(HS) "Single Family Residential District" to the CN(HSN) "Neighborhood Commercial – Historic Sandy Neighborhood District". The subject property is located at 8565 S. & 8575 S. State Street. The resulting application of zoning would allow for an expansion of the Kuwahara Wholesale plant nursery on the subject property.

Brief History of Prior Recommendations: Staff recommended to Planning Commission that the proposed rezoning be approved. On **November 3, 2016**, the Planning Commission unanimously recommended to the City Council to rezone the subject property from the R-1-7.5(HS) "Single Family Residential District" to the CN(HSN) "Neighborhood Commercial – Historic Sandy Neighborhood District".

Proposed Motion for Action:

1. That the subject property, located at approximately 8565 S. & 8575 S. State Street, be rezoned from the R-1-7.5(HS) "Single Family Residential District" to the CN(HSN) "Neighborhood Commercial – Historic Sandy Neighborhood District" based on the three findings shown in the staff report.
2. To adopt ordinance #16-46 to rezone the subject property from the R-1-7.5(HS) "Single Family Residential District" to the CN(HSN) "Neighborhood Commercial – Historic Sandy Neighborhood District".

Attachments:

Action Document

Additional Detail, Info., Reports

Planning Commission Minutes

Resolution

Ordinance Exhibits

Annexation Policy