

Partial Street Vacation of 840 East & Street Name Change - MISC-03-17-5288

STAFF AND PLANNING COMMISSION RECOMMENDATION

Staff and the Planning Commission recommends to the City Council to approve a partial street right-of-way (ROW) vacation of a portion of 840 East located at approximately 9270 South 840 East, and rename the existing road segments of 840 East and Rose Cottage Lane to “Rose Cottage Way”, based on the following findings and subject to the following conditions of approval:

FINDINGS

1. The abutting property owner dedicated the entire 840 East road segment in question **as part of the Amendment of Lot 7, 9400 South Commercial Subdivision** and is dedicating additional right-of-way through the recordation of the Villages at Sandy plat to realign this roadway.
2. The partial street vacation action by the City will transfer the ownership of the subject property to **the dedicating entity** who agrees to own and maintain this property as part of the development property, and therefore good cause for the action exists.
3. That there is neither material injury to either the public interest nor any person by the requested vacation or street name change.
4. Public Safety will be increased by the Road Name Change action by ensuring the street naming is coordinated and follows the city development code.
5. **The purpose of the original road dedication and subsequent realignment is being met by this request.**
6. **That the language of abutment and the ordinance of vacation has been satisfactorily reviewed by the legal office.**

CONDITIONS

1. That the recording of the Road Vacation and Street Name Change Ordinance and associated property transfer deeds with the County Recorder’s Office be done in coordination with the Villages at Sandy Subdivision plat recording to ensure the vacation of the road does not occur until the City knows it will receive dedication of the new road alignment through said plat. **Staff may review and approve any changes to the proposed street vacation legal description prior to recording the ordinance, based on the changes to the road realignment made by the Planning Commission during site plan review of the Villages at Sandy on April 6, 2017.**

Note: Changes from the staff report are shown in **bold**.