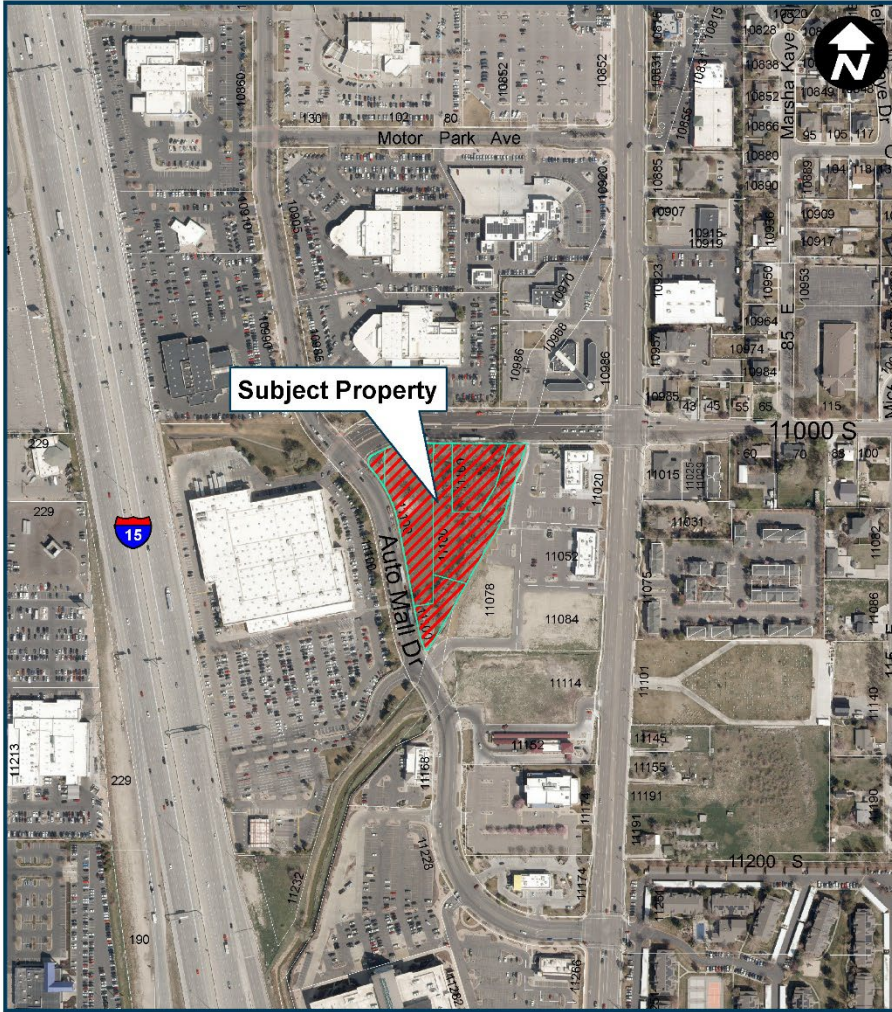


Code Amendment



- One Ten Apartments Code Amendment 109 W 11000 S
- File #: CA96252923-006572
- Request: To allow for multiple unit dwellings as a permitted use within a certain area of the CBD Zone

CA07252023-0006572
SPR10242022-006427
SUB03292023-006511
OneTen Apartments
109 W. 11000 S.



0 100 200 400 600 800 1,000 Feet

Sec. 21-8-2. Permitted Land Use Matrix by the Commercial, Office, Industrial, Mixed Use, Transit Corridor, and Research and Development Districts.

- (a) *Matrix Explanation.* The following matrix lists all permitted uses within Sandy City commercial, office, industrial, mixed use, transit corridor, and research and development districts. The letters "P," "C," "S," or "N" shall mean "Permitted," "Conditional," "Special Use," or "Not Permitted," respectively. Refer to special use standards within this title for all land uses allowed with an "S." For those letters which are followed by a slash "/" the second letter shall indicate those location restrictions for businesses located within 250 feet of a residential district (unless bisected by a major arterial road as determined by the Sandy City Transportation Engineer in the Transportation Element of the Sandy City General Plan). For those land uses marked with a superscript number (¹), refer to Subsection (c) of this section for explanation.
- (b) *Table of Uses.*

Land Use Category	CBD	C B D - P	C B D - O	C B D - A & C	C R - P U D	R C	B C	C C	C N	C v C	C N (H S N)	H B D	L C	P O	I D	A M (D e a l e r s h i p s)	A M (C o m m e r c i a l)	M U	T C	R D
Dwelling, multiple unit	N -P ²⁵	N	C	C	N	N	C ₁₆	N	N	N	N	N	N	N	N	N	N	P	N	N

...

- (c) *Explanatory Notes for Land Use Matrix.*

...

25. A multiple unit dwelling is permitted as a standalone use only within the geographic area south of 11000 South, east of Auto Mall Drive, and west of the Jordan and Salt Lake City Canal, and need not be part of a mixed use development. The associated site plan must also utilize the Storefront Conservation Overlay Zone (found in Section 21-14).

The following are slides from the related Site Plan Review File for the One Ten Apartments that was presented and approved by the Planning Commission.

Please note that the City Council does not review Site Plan Review requests and this information is provided as requested in the Work Session review of the related code amendment request.

This is provided for informational purposes only and not for a decision on the site plan of this proposed development by the City Council.



City Council





City Council

Sandy
HEART OF THE WASATCH



City Council



MATERIAL / FENESTRATION PERCENTAGES				
TOTAL PERCENTAGE OF MATERIAL PER FACE				
	BRICK	GLASS	CONCR	JEK
WEST	5%	22%	7%	21%
EAST	5%	22%	7%	21%
FRONT	5%	22%	7%	21%
REAR	5%	22%	7%	21%



WEST PRESENTATION
SEP-19



NORTH PRESENTATION
SEP-19



MATERIAL / FENESTRATION PERCENTAGES				
TOTAL PERCENTAGE OF MATERIAL REFINISHES				
RECO.	10%	30%	50%	80%
CONCRETE	10%	20%	30%	20%
CLADDING	10%	10%	20%	10%
GLASS	20%	40%	30%	40%



EAST PRESENTATION
100'-11"



SOUTH PRESENTATION
100'-11"



Architecture
Interior Design
Landscape Architecture
Land Planning
Construction Management

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ONE TEN MIXED USE APARTMENTS

100 WEST 1000 SOUTH
SANDY, UTAH 84070

PROJECT NO. 20-041
DATE: 07/27/2023
REVISIONS:

SITE PLAN REVIEW
OVERALL ELEVATIONS
D202
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Architecture
Interior Design
Landscape Architecture
Land Planning
Construction Management

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Approved for construction by the City of Salt Lake City, Utah. All construction shall be in accordance with the City of Salt Lake City, Utah, and applicable codes and regulations.



FROM STREET CORNER



COMMERCIAL WING



NORTH ENTRANCE

Color A	Color B	Color C
FIBER CEMENT PANEL - BENJAMIN MOORE MONTPELIER	FIBER CEMENT PANEL - BENJAMIN MOORE BOOTHBAY GRAY	FIBER CEMENT LAP SIDING - BENJAMIN MOORE SNOW WHITE
INTERSTATE BRICK MOROCCAN BROWN	INTERSTATE BRICK MIDNIGHT BLACK	RETAINING WALLS CONCRETE WALL BLOCK

ONE TEN MIXED USE APARTMENTS
100 WEST 1000 SOUTH
SANDY, UTAH 84080

PROJECT NO. 20-041
DATE: 07/27/2023
REVISION:

SITE PLAN REVIEW
OWNER
RENDERING
REVISED
DOOB
© JULY 2023 THINK ARCHITECTURE, LLC



OUTSIDE DINING



COMMERCIAL FRONT



POOL PLAZA



PICKLEBALL COURT



BBQ AREA



WALKING PATH

ONE TEN MIXED USE APARTMENTS

109 WEST 1100 SOUTH
SANDY, UTAH 84070

PROJECT NO. 20-041
DATE: 07/27/2023
REVISION: