



# Sandy City, Utah

10000 Centennial Parkway  
Sandy, UT 84070  
Phone: 801-568-7256

## Meeting Agenda

### Planning Commission

*Dave Bromley*  
*Cameron Duncan*  
*David Hart*  
*Ron Mortimer*  
*Daniel Schoenfeld*  
*Steven Wrigley*  
*LaNiece Davenport*  
*Craig Kitterman (Alternate)*  
*Jennifer George (Alternate)*

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**Thursday, June 19, 2025**

**6:15 PM**

**Council Chambers and Online**

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Meeting procedures are found at the end of this agenda.

This Planning Commission meeting will be conducted both in-person, in the Sandy City Council Chambers at City Hall, and via Zoom Webinar. Residents may attend and participate in the meeting either in-person or via the webinar link below. Register in advance for this webinar:

[https://us02web.zoom.us/webinar/register/WN\\_W4zVNh3BSjuQRHiwuuCDaQ](https://us02web.zoom.us/webinar/register/WN_W4zVNh3BSjuQRHiwuuCDaQ)

After registering, you will receive a confirmation email containing information about joining the webinar.

You can join the meeting with the following link:

<https://us02web.zoom.us/j/89153255803>

Or join via phone by dialing:

US: 253 215 8782 or 346 248 7799 or 669 900 6833 or 301 715 8592 or 312 626 6799 or 929 436 2866

(for higher quality, dial a number based on your current location)

International numbers available: <https://us02web.zoom.us/j/ksavS05rU>

Webinar ID: 835 3688 4857

Passcode: 171722

### 4:00 PM FIELD TRIP

[25-180](#)

Field Trip Map

**Attachments:**

[Field Trip Map](#)

### 5:15 PM EXECUTIVE SESSION

### 6:15 PM REGULAR SESSION

Welcome

Pledge of Allegiance

Introductions

## Public Hearings

[CA06062025-0006980 \(PC\)](#) Amendments to Title 21 of the Land Development Code related to Appeals and Variances

**Attachments:** [Staff Report and Exhibits](#)

[CA06062025-0006979 \(PC\)](#) Amendments to Title 21 of the Land Development Code related to Residential Parking Standards

**Attachments:** [Staff Report and Exhibits](#)

## Public Meeting Items

[SPX05162025-0006969](#) Lujan Special Exception for Restoration in the Sensitive Area Overlay with 30% or greater slopes  
10870 S Lostwood Drive  
[The Dell, Community #29]

**Attachments:** [Staff Report](#)  
[Exhibits A-D](#)

[CUP04242025-0006960](#) Burton Accessory Structure (Conditional Use Permit)  
2277 E. Zermatt Circle  
[Community #18]

**Attachments:** [Staff Report](#)

[SUB06142025-0006347](#) Crabtree Subdivision (Subdivision Review)  
2845 E Little Cottonwood Rd  
[Community 30, Granite]

**Attachments:** [Staff Report](#)  
[Exhibit A](#)  
[Exhibit B](#)

[SPX05222025-0006972](#) Crabtree Subdivision Special Exceptions  
2845 E Little Cottonwood Rd  
[Community 30, Granite]

[SUB03312025-0006940](#) Tate Woods Subdivision  
485 E 7800 S  
[Community 3, Sandy Woods]

**Attachments:** [Staff Report](#)  
[Exhibit A](#)

[SPX0611202](#) Tate Woods Special Exception  
[5-006983](#) 485 & 489 E 7800 S  
[Community #3, Sandy Woods]

[MSC0512202](#) Golf Simulator Indoor Recreation Use Parking Determination  
[5-006964](#) 8676 S. 1300 E. St.  
[Community #7, Quarry Bend]

**Attachments:** [Staff Report](#)  
[Exhibit A](#)  
[Exhibit B](#)

[SPR0106202](#) SWIG State Street (Cairns Preliminary Site Plan Review & Restaurant  
[5-006903](#) Drive-up Window Use Conditional Use Review)  
10101 S. State Street  
[Community #5]

**Attachments:** [vicinity map](#)  
[Staff Report](#)  
[Exhibit A - Application Materials](#)  
[Exhibit B - REVISED ARC Minutes 05.28.25 \(APPROVED\)](#)  
[Exhibit C - Cairns Design Exceptions Report](#)

[CUP0319202](#) SWIG State Street (Cairns Preliminary Site Plan Review & Restaurant  
[5-006930](#) Drive-up Window Use Conditional Use Review)  
10101 S. State Street  
[Community #5]

## Administrative Business

### 1. Minutes

[25-181](#) Minutes

**Attachments:** [06.05.2025 PC Minutes \(DRAFT\)](#)

### 2. Director's Report

## Adjournment

## Meeting Procedure

1. Staff Introduction
2. Developer/Project Applicant presentation
3. Staff Presentation
4. Open Public Comment (if item has been noticed to the public)
5. Close Public Comment
6. Planning Commission Deliberation
7. Planning Commission Motion

In order to be considerate of everyone attending the meeting and to more closely follow the published agenda times, public comments will be limited to 2 minutes per person per item. A spokesperson who has been asked by a group to summarize their concerns will be allowed 5 minutes to speak. Comments which cannot be made within these time limits should be submitted in writing to the Community Development Department prior to noon the day before the scheduled meeting.

Planning Commission applications may be tabled if: 1) Additional information is needed in order to take action on the item; OR 2) The Planning Commission feels there are unresolved issues that may need further attention before the Commission is ready to make a motion. No agenda item will begin after 11 pm without a unanimous vote of the Commission. The Commission may carry over agenda items, scheduled late in the evening and not heard, to the next regular scheduled meeting.

In compliance with the Americans With Disabilities Act, reasonable accommodations for individuals with disabilities will be provided upon request. For assistance, or if you have any questions regarding the Planning Commission Agenda or any of the items, please call the Sandy City Planning Department at (801) 568-7256