



## Legislation Text

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**File #:** CODE-07-20-5879\_CC, **Version:** 1

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**Agenda Item Title:**

KLM Endeavors - Heavy Commercial Use in RD Zone

Amend Title 21, Chapter 8 - Land Uses in the Commercial, Office, Industrial, Office, Industrial, Mixed Use, Transit Corridor, and Research and Development District of the Sandy Municipal Code

**Presenter:**

Mike Wilcox

**Description/Background:**

Kelly Lund, representing KLM Endeavors, has applied for a code amendment to the land use matrix for commercial zones to allow for Heavy Commercial Uses in the Research and Development (RD) Zoning District. The proposal would amend Chapter 8 - Land Uses in the Commercial, Office, Industrial, Office, Industrial, Mixed Use, Transit Corridor, and Research and Development District of the Sandy Municipal Code. The RD Zone is currently only in one area of the City (see zoning map). It is located along the freeway frontage road of 300 West, bounded by 1-15 on the east, Front Runner rails on the west, 9400 South to the north, and 10000 South Street. The proposed code change would allow for this existing Heavy Commercial business to remain in its current location and allow the business to expand where the current code would prohibit these types of businesses in the zone.

Additional details are found in the attached Staff Report.

On August 6, 2020, the Planning Commission voted to recommend approval of this amendment to the City Council.

**Recommended Action and/or Suggested Motion:**

That the City Council adopt the proposed ordinance #20-08, which is an amendment to the Land Development Code and shown in Exhibit "A", for the following reasons:

1. The proposal complies with the Purpose of the Land Development Code as stated in section 21-1-03.
2. Compliance with the Goals and Policies of the General Plan by establishing appropriate development standards for all uses and zoning categories within Sandy City.