



Legislation Text

File #: CUP-01-21-5977, **Version:** 1

Agenda Item Title:

The Bridge Church (Conditional Use Permit)
9066 S. 300 W.
[Community #2 - Civic Center]

Presenter:

Claire Hague

Description/Background:

The applicants, Dan and Michelle Rashid, are requesting a Conditional Use Permit to allow a church to operate on the property located at 9066 S. 300 W. *(See Exhibit #1: Application Material)*.

The subject property is a 3,830 square foot leased space located within a 22,320 square foot building that is zoned Regional Commercial (RC). The space is located on the northern most portion of the building. The applicant is proposing to utilize the space for church services. The applicant is proposing to create an assembly space, a counseling office, two meeting rooms, a kitchen, and two bathrooms. The applicant is proposing to utilize the space during evenings and weekends. This would bring between 10-50 people during the week for weeknight sermons, staff meetings, and activities; and between 50-80 people for Sunday service.

The property is located on the west side of I-15 north of 9120 S and 300 W. The property is located in the Sandy On Ramp subdivision. Properties to the north and east are commercial buildings zoned Regional Commercial (RC), properties to the west are zoned Transit Corridor (TC) and Industrial (ID) and are used for the Frontrunner and industrial buildings, and properties to the south are commercial buildings zoned Regional Commercial (RC).

The Bridge Church is a non-denominational Christian Church that has been in operation at the Daybreak Community Center in South Jordan for five years. Their congregation primarily comes from Riverton, Herriman, and South Jordan. They project that their existing congregation will continue to come from those cities and plan to expand with local Sandy City residents.

Recommended Action and/or Suggested Motion:

STAFF RECOMMENDATION

Staff recommends that the Planning Commission approve the Conditional Use Permit for Dan and Michelle Rashid for the property located at 9066 South 300 West to allow a church to operate as described in the staff report based upon the following findings and subject to the following conditions:

Findings

1. The proposed use meets the intent of the RC Zone.
2. The proposed use should have minimal to no impact on the surrounding uses.
3. The submitted parking analysis indicates there is sufficient parking for existing and

proposed uses.

Conditions

1. That the applicant complies with all Building & Safety, and Fire & Life Codes.
2. That the applicant be responsible for meeting all provisions of the Sandy City Development Code (or as approved by the Planning Commission), and all conditions of approval imposed by the Planning Commission.
3. That this Conditional Use Permit be reviewed upon legitimate complaint.