



Millcreek City Planning and Community Development

3330 South 1300 East

Millcreek, Utah 84106

Phone: (801) 214-2750

Inspections: (385) 468-6690

STAFF MEMORANDUM

From: Robert May
To: Millcreek Community Council
Meeting Date: November 5th 2019

RE: Conditional use permit planned unit development with 8 single-family homes located at 4236-4248 S 900 E.

Parcel Id 22051270120000, 22051270200000
Applicant: Property Dynamics

File No.: CU-19-014, SD-19-013

Request

Millcreek Planning and Community Development is seeking input on a proposed conditional use permit for a planned unit development with 3 single-family homes in the R-1-5 zone.

Existing Land Use and Proposed Change

The existing subject property is two parcels each with one single-family home and some additional accessory structures. Applicant is requesting to build a planned unit development with 8 single family homes in the R-1-5 zone. 3-4 bedroom units with two-car garages. The homes will be two stories tall with small front and backyards, each home has a driveway. The project has one access from 900 East and 6 guest parking stalls.

The applicant has already completed a rezone application for this specific project that was subject to a development agreement.

Community Council Action

As per Chapter 2.56.100 of the Millcreek City Code, staff is seeking Millcreek Community Council's input on the conditional use permit. Are there any detrimental effects the project might have on adjacent properties that can be mitigated by the applicant?

Attachments

Technical plans, site plan, renderings

Existing Lot



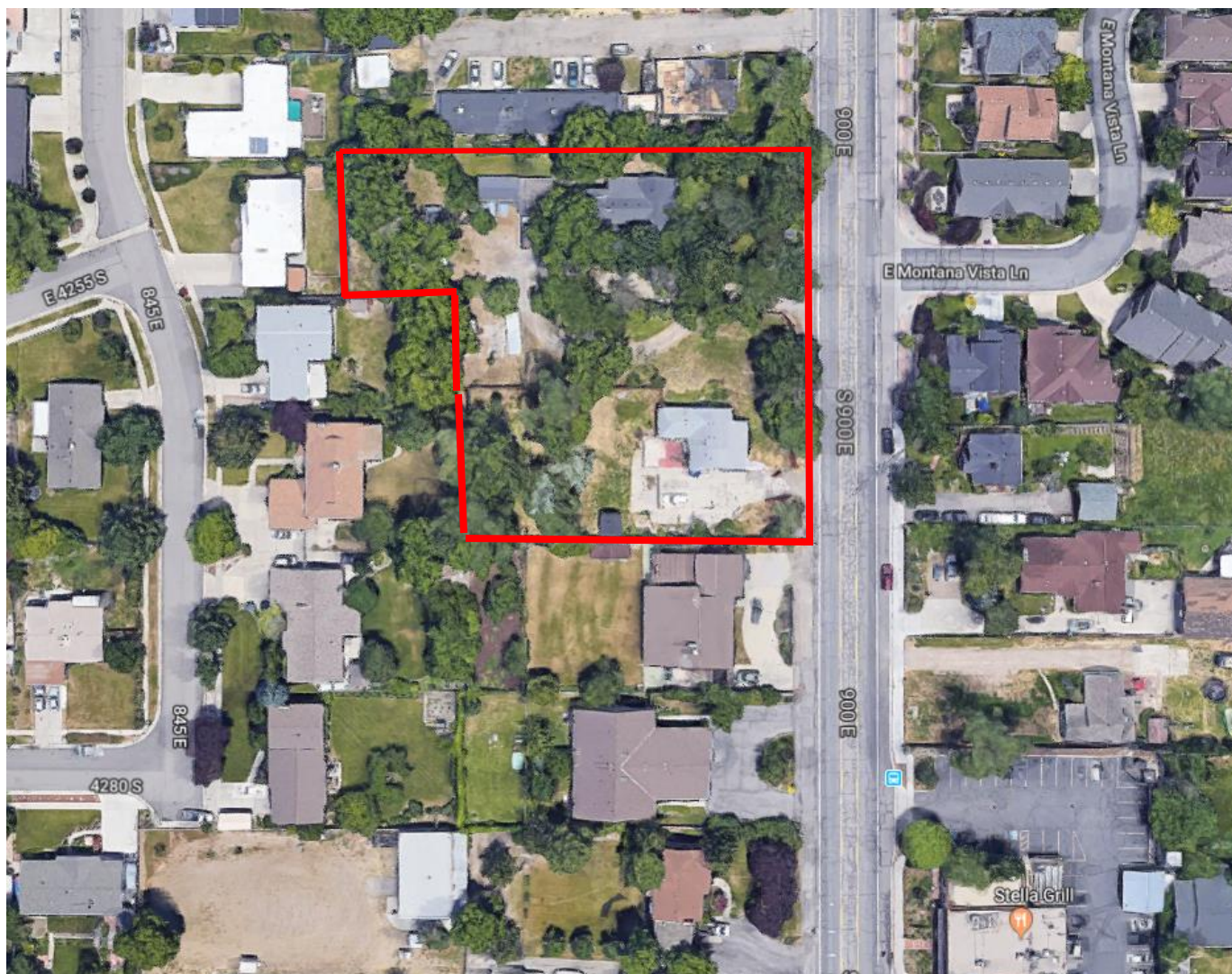
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Existing Conditions of Subject Property



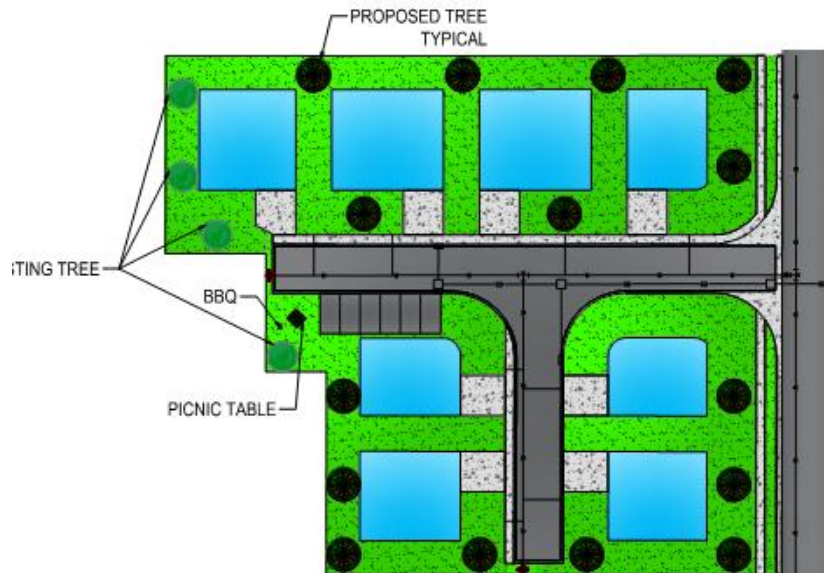
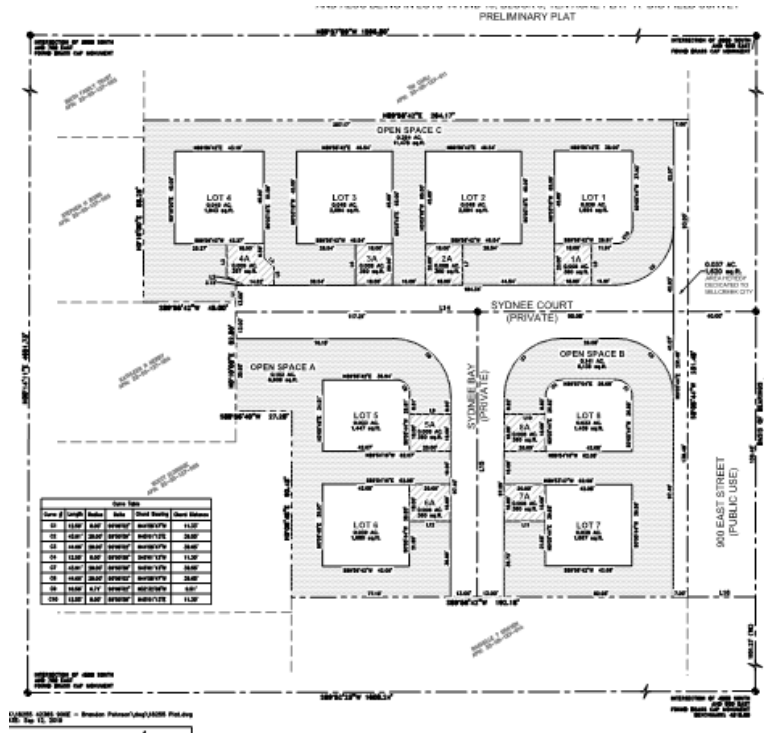
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ADDITIONS