



COUNCIL STAFF REPORT

CITY COUNCIL *of* SALT LAKE CITY

TO: City Council Members

FROM: Nick Tarbet, Policy Analyst

DATE: August 13, 2024

RE: Text Amendment: Prohibiting Distribution
Centers on the Former North Temple Landfill Site
Petition PLNPCM2024-00226

PROJECT TIMELINE:

Briefing: July 9, 2024
Set Date: July 9, 2024
Public Hearing: August 13, 2024
Potential Action: Aug 13 or 27

NEW INFORMATION

This item was on the July 9 agenda as a written briefing. Council Members did not ask questions or request a briefing.

The public hearing is set for August 13, 2024.

The following information was provided for the July 9 briefing. It is provided again for background purposes.

ISSUE AT-A-GLANCE

The Council will receive a briefing on a proposed ordinance that would prohibit distribution centers on the Former North Temple Landfill Site located within the Northwest Quadrant Overlay. The intent of the proposal is to avoid the concentration of a single land use and to allow for diverse uses as outlined in the Northwest Quadrant Master Plan.

Mayor Mendenhall initiated the zoning text amendment on February 26, 2024, to prohibit distribution centers on the former North Temple Landfill site. This petition initiation also invoked the “pending

ordinance doctrine,” which allowed the City to hold any relevant land use applications submitted within 180 days of the initiation. The 180 days expires in late August.

According to the transmittal letter, the text amendment proposes two notable changes:

1. Adding a new definition for “Distribution Center”
2. Prohibiting distribution-related uses on the North Temple Landfill site.
 - The land uses to be prohibited on the site are distribution center, package delivery facility, truck freight terminal, warehouse, and wholesale distribution.

The Planning Commission forwarded a unanimous positive recommendation.