



MURRAY MUNICIPAL COUNCIL
Walking Tour of Urban Design Principles and
MCCD Design Guidelines
Friday, October 29, 2021
Minutes

The Murray City Municipal Council participated in a walking tour of Urban Design Principles and MCCD Design Guidelines on Friday, October 29, 2021. This outing was for educational and observation purposes only.

Attendance: Council Members and others:

Diane Turner – Chair	District #4
Brett Hales – Vice Chair	District #5
Kat Martinez	District #1
Dale Cox	District #2
Rosalba Dominguez	District #3

Jennifer Kennedy	City Council Executive Director	Zack Smallwood	CED
Doug Hill	Chief Administrative Officer	Pattie Johnson	Council Administration
Susan Nixon	Associate Planner	Jared Hall	CED Division Supervisor
Pam Cotter	Resident	Melinda Greenwood	CED Director
Darren Rasmussen	Resident		

The walking tour occurred as follows:

- **Departure 1:00 p.m.** Participants met at Murray City Hall – 5025 South State Street and rode by van transportation provided by the City. Mr. Smallwood guided the organized tour.
Meeting Location: The Commons at Sugar House – 1165 East Wilmington Avenue, Salt Lake City, UT 84106 from 1:20 p.m. to 2:30 p.m. The tour included the area of Wilmington Avenue, Highland Drive, 2100 South, McClelland Street and Hidden Hollow Park. Walking through *The Commons* shopping center to Highland Drive, retail stores and eateries were observed; Mr. Hall noted street trees, outdoor dining, wide sidewalks, and on-street parking to buffer traffic flows on Highland Drive. Walking west the group observed a commercial/residential mixed-use complex that Mr. Smallwood described as a cohesive neighborhood. He led the tour south on McClelland passing more eateries and to apartment complexes *Liberty Village* and *Dixon Place* of approximately 90+ units per acre; underground parking, and wide crosswalks were noted. The tour continued past the *Sugarmont* apartment site that is currently under construction to Fairmont Park where they noted connections to light rail transportation. Walking eastward and through the *Sugarmont* complex, higher-density housing was observed with above-ground parking levels of 460 parking spaces. Crossing Highland Drive east, Way-Finding signs and electric vehicle charging stations were discussed. Passing through *The Commons* again, they strolled through green space known as Hidden Hollow Park which is located

between high-density apartments (465 units) and a hotel; they exited the public park back onto Wilmington Avenue and viewed commercial space and business offices to the east. To the north high density mixed-use apartments were connected to commercial structures; and a higher-density senior living complex, Legacy Village with four levels of parking was analyzed that towered above several commercial businesses below. Continuing west on Wilmington, they visited a public plaza, observed streetscapes, street parking, street lighting options, bike racks, bus access, and several eateries. Along the way it was noted that some commercial spaces were vacant. The tour ended at this location.

Meeting Location: Holladay Town Center – 4675 Holladay Boulevard, Holladay, UT 84117 from 2:45 p.m. to 3:15 p.m. The group met in the Harmon’s parking lot to tour the surrounding intersection of Murray Holladay Road and Holladay Boulevard. Low-density apartment complexes were observed to the east; busy two-story commercial businesses and eateries were observed in close proximity; wheelchair accessibility was analyzed. The group crossed Holladay Blvd.; where traffic flow, streetscapes, outdoor dining, and planter seating areas were noted. After visiting the three-building-two-story strip mall consisting of eateries and small businesses, they walked westward on Laney Avenue to a three-story condominium complex called the *Station*; walkability, design and street setbacks were discussed. Rounding the corner southward the walk continued to Murray Holladay Road then eastward where more commercial businesses were observed. A traditional parking lot was compared to the nearby parking structure, and street trees lined the wider sidewalk to Holladay Blvd. A mixed-use development currently under construction was seen on the southwest corner of the intersection. The tour ended back at the Harmons parking lot.

- **Meeting Location: 4800 South State Street** - Murray, UT 84107 from 3:30 p.m. to 4:00 p.m. The group met in the north parking lot; traffic at the State Street corner was analyzed. Crossing eastward they walked southward along State Street between 4800 South and Vine Street. The current surroundings were analyzed related to existing buildings and businesses, street setbacks, streetscapes, traffic flow and noise. The tour ended with a brief discussion about visions for the MCCD area according to proposed MCCD guidelines.

Adjournment: 4:00 p.m.

Pattie Johnson
Council Office Administrator III