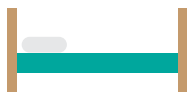


CONGREGATE CARE FACILITIES TEXT AMENDMENT PROPOSAL

CURRENT LAW

- 1 Eleemosynaries are defined as short-term housing and assistance for the terminally/seriously ill and/or their family members
- 2 25 bed limit for assisted living facilities and eleemosynaries in institutional zones



- 3 800-foot distance requirement between eleemosynaries.

The current requirement potentially limits options for people with disabilities seeking housing, and does not comply with the federal Fair Housing Act

PROPOSED CHANGES

- 1 **Rename** eleemosynaries to “congregate care facilities”

Redefine as a small (6 or fewer) or large (7 or more) temporary home and assistance for the seriously and terminally ill and their family or caregivers while receiving medical care

- 2 **Remove** 25 bed limit and limit of 950 square feet on congregate care and assisted living facilities - only in the institutional district. Planning Commission recommended to make all large congregate care facilities as conditional use

SMALL | 6 clients or fewer



Types of zones:

Downtown, Institutional, Mixed Use, Residential

LARGE | 7 clients or more*



Types of zones:

Commercial, Downtown, High-Density Residential, Mixed Use, Institutional**

* maximum residential capacity would be limited based on zoning and building regulations

** this type of zone is permitted as long as it meets requirements for its conditional use (hospitals, churches, etc.)

- 3 **Remove** 800-foot distance requirement between congregate care facilities to be in compliance with the federal Fair Housing Act



QUESTIONS, COMMENTS, CONCERNS?

Contact the Salt Lake City Council Office at 801-535-7600 or council.comments@slcgov.com. For more information, visit www.SLCCouncil.com.

FACILITY COMPARISON CHART

	CONGREGATE CARE (ELEEMOSYNARY)	ASSISTED LIVING
DEFINITION	A small (6 or fewer) or large (7 or more) temporary home and assistance for the seriously and terminally ill and their family while receiving medical care	Housing for people with disabilities and/or advanced age that provides care and daily living assistance
LIMIT OF ONE INDIVIDUAL ALLOWED PER 950 SQUARE FEET OF LOT AREA*	✓	✓
800 FOOT DISTANCE REQUIREMENT BETWEEN FACILITIES**	✗	✗
STATE LICENSE	✗	✓
SLC BUILDING PERMIT	✓	✓
FACILITY SIZE (BED CAPACITY)	2 TIERS (CITY REGULATED) Small (6 or fewer) Large (7 or more)***	3 TIERS (CITY & STATE REGULATED) Limited (2-5) Small (6-16) Large (17 or more)***
ALLOWED ZONES (AS A PERMITTED OR CONDITIONAL USE)	SMALL Downtown, Institutional Mixed Use, Residential	LIMITED Downtown, Institutional Mixed Use, Residential
maps.slcgov.com/mws/zoning.htm	LARGE Commercial, Downtown, High-Density Residential, Mixed Use, Institutional****	SMALL Commercial, Downtown, High-Density Residential, Mixed Use, Institutional
* THIS PROVISION ONLY APPLIES TO INSTITUTIONAL ZONES		
** THIS IS A REGULATION THAT WOULD BE REMOVED TO BE IN COMPLIANCE WITH THE FAIR HOUSING ACT		
*** MAXIMUM RESIDENTIAL CAPACITY WOULD BE LIMITED BASED ON ZONING AND BUILDING REGULATIONS		
**** THIS LAND USE WOULD BE ALLOWED AS A CONDITIONAL USE		LARGE Commercial, Downtown, High-Density Residential, Mixed Use, Institutional****



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