

**PARK CITY MUNICIPAL CORPORATION
 PLANNING COMMISSION
 CITY COUNCIL CHAMBERS
 June 13, 2018**



AGENDA

MEETING CALLED TO ORDER AT 5:30PM

ROLL CALL

ADOPTION OF MINUTES OF May 23, 2018

PUBLIC COMMUNICATIONS – Items not scheduled on the regular agenda

STAFF AND BOARD COMMUNICATIONS AND DISCLOSURES

CONTINUATIONS

Land Management Code (LMC) Amendment – LMC Amendments regarding Chapter 15-1-21 Notice Matrix to reflect the 30 day appeal period for Historic District Design Reviews. PL-18-03870 16
Planner
Grahn
Public hearing and continuation to July 11, 2018.

REGULAR AGENDA – Discussion, public hearing, and possible action as outlined below

638 Park Avenue – City Council Remand of a Conditional Use Permit (CUP) for a Private Event Facility Back to Planning Commission for Additional Review. PL-16-03412 17
Planner
Grahn
Public hearing and possible action.

Twisted Branch Subdivision Plat – A Subdivision Plat for 4 lots of record for an on-mountain private restaurant, a City water tank, a City pump station, and a recreational warming shelter/yurt; existing Twisted Branch Road; parcels for Deer Valley Resort uses; open space; and existing SR 244, subject to the Flagstaff Annexation and Development Agreement, located within the Empire Pass Development Area and Flagstaff Mountain and Empire Pass Development Construction Mitigation Plan amendments regarding clean excavation materials stockpiling and depositing and construction traffic routing. PL-18-03664 92
Planner
Whetstone
Public hearing, discussion, and continuation to July 11, 2018.

Park City Heights Subdivision – Amendment to subdivision phasing plan. PL-17-03552 172
Planner
Whetstone
Public hearing and possible action.

Daly Delight Plat Amendment at 180 & 182 Daly Avenue - The applicant intends to create a two (2) lot subdivision two platted lots and vacated Anchor Avenue. In addition, a portion of the property will be dedicated to Park City Municipal Corporation as Daly Avenue Right-of-Way. Another portion of the property will be dedicated to Park City Municipal Corporation as Ridge Avenue Right-of-Way. PL-18-03838 196
Planner Tyler
Public Hearing and possible recommendation for City Council on June 28th, 2018.

A majority of Planning Commission members may meet socially after the meeting. If so, the location will be announced by the Chair person. City business will not be conducted.

Pursuant to the Americans with Disabilities Act, individuals needing special accommodations during the meeting should notify the Park City Planning Department at (435) 615-5060 24 hours prior to the meeting.

115 Sampson Avenue – Steep Slope Conditional Use Permit – applicant is proposing to construct an addition to a historic house, designated as “Significant” on the Historic Sites Inventory, on a slope greater than 30%. <i>Public hearing and possible action.</i>	PL-18-03794 <i>Planner Grah</i>	219
Land Management Code (LMC) Amendment – Removing Garage at 1503 Park Avenue from the Park City Historic Sites Inventory (HSI) as codified by LMC Section 15-11-10(D)(2)(dt). <i>Public hearing and possible recommendation for City Council on June 21st, 2018.</i>	PL-18-03830 <i>Planner Grah</i>	254
813 Woodside Avenue Plat Amendment – Proposal to remove an interior lot line to create one (1) lot of record 2,417 sf. in size. <i>Public hearing and possible recommendation for City Council on July 12, 2018</i>	PL-18-03841 <i>Planner Astorga and Planner Jackson</i>	278
Land Management Code Amendments regarding Setbacks and Yards in Chapters 15-2.1 Historic Residential-Low Density (HRL); 15-2.2 Historic Residential (HR-1); 15-2.3 Historic Residential (HR-2); 15-2.4 Historic Residential Medium District (HRM); 15-2.5 Historic Recreation Commercial (HRC); 15-2.6 Historic Commercial Business (HCB); 15-2.7 Recreation and Open Space (ROS); 15-2.8 Protected Open Space (POS); 15-2.9 Rural Estate (E-40); 15-2.10 Estate (E); 15-2.11 Single Family (SF); 15-2.12 Residential (R-1); 15-2.13 Residential Development (RD); 15-2.14 Residential Development-Medium Density (RDM); 15-2.15 Residential- Medium Density (RM); 15-2.16 Recreation Commercial (RC); 15-2.18 General Commercial (GC); 15-2.19 Light Industrial (LI); 15-2.22 Public Use Transition (PUT); 15-2.23 Community Transition (CT); 15-3 Off-Street Parking; 15-4 Supplemental Regulations; and 15-15 Defined Terms. <i>Public hearing and possible recommendation for City Council on July 12, 2018.</i>	PL-18-03867 <i>Planner Morlan and Planner Jackson and Planner Newberry</i>	295
1304 Park Avenue Plat Amendment – Proposal to create one (1) legal lot of record from a metes and bounds parcel. <i>Public hearing and possible recommendation for City Council on July 12, 2018.</i>	PL-18-03539 <i>Planner Jackson</i>	369
1201 – 1299 Lowell Avenue – King's Crown Development Agreement. <i>Review and ratification.</i>	PL-17-03515 <i>Planner Astorga</i>	381

ADJOURN

***Parking validations will be provided for Planning Commission meeting attendees that park in the China Bridge parking structure.**

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