

**PARK CITY MUNICIPAL CORPORATION  
PLANNING COMMISSION**

CITY HALL, COUNCIL CHAMBERS  
Wednesday, December 12, 2018



**AMENDED LEGAL NOTICE**

**REGULAR SESSION**

*Items listed below may include discussion, public hearing, and action.*

638 Park Avenue – City Council Remand of a Conditional Use Permit (CUP) for a Private Event Facility Back to Planning for Additional Review.

*No action required. Applicant has withdrawn application.*

Frandsen Plat Amendment - A plat amendment proposing to combine an Lot 4 and the south half of Lot 5 of Block 58 of the Park City Survey into one lot of record at 416 Ontario Avenue.

*Public hearing and possible recommendation for City Council on January 8<sup>th</sup>, 2019.*

PL-18-03984 – 8680 Empire Club Drive – Conditional Use Permit for The Residences at the Tower for 16 residential units and a 9,000 sf expansion of the private Empire Club.

*Public hearing and possible action.*

PL-18-04006 – 8680 Empire Club Drive – Condominium plat for The Residences at the Tower for 16 residential units and the private Empire Club on Lot 9 of the First Amended Village at Empire Pass Phase 1 Subdivision.

*Public Hearing and possible recommendation for City Council on January 8<sup>th</sup>, 2019.*

510 Ontario Avenue Plat Amendment / Roundabout Condominiums First Amendment (300 Deer Valley Drive) – Proposal to reconfigure two (2) parcels plus a portion of Roundabout Condos (common space) into one (1) lot of record at 510 Ontario Avenue consisting of 2,731.8 square feet.

*Public hearing and possible recommendation for City Council on January 8<sup>th</sup>, 2019.*

NSL Amended and Restated Condominium Plat – 2<sup>nd</sup> Amendment at Stein Erickson Residences at 7101 Silver Lake Drive – Proposal to modify Unit 14 and shared driveway A, adjacent to Unit 8, 9 & 10.

*Public hearing and possible recommendation for City Council on January 8<sup>th</sup>, 2019.*

PL-18-03903 – 2563 Larkspur Drive – Amended Lot 39 West Ridge Sub. Phase II – Plat Amendment request to shift the platted reserved open space delineation.

*Public Hearing and possible recommendation for City Council on Tuesday, January 15, 2019.*

PL-18-3879 – 1791 Prospector Avenue – Conditional Use Permit request to build a Multi-Unit Dwelling consisting of twenty (20) units with a residential area of 17,087sf. (8.54 Unit Equivalents)

*Public Hearing and possible action.*

Land Management Code Amendments regarding 15-13 Design Guidelines for Historic Districts and Historic Sites and 15-15 Definitions.-\*\*

*Public hearing and possible recommendation for City Council on January 15, 2019.*

328 Woodside Avenue – Steep Slope Conditional Use Permit – The applicant is proposing to construct a new single-family dwelling on a vacant lot with a slope greater than 30%.

*Public hearing and possible action.*

Land Management Code (LMC) Text Amendment – Amending the LMC to clarify and promote greater consistency in Zoning requirements in all six Historic Districts (H-zoning districts) by amending LMC 15-2.1, 15-2.2, 15-2.3, 15-2.4, 15-2.5, 15-2.6; updating LMC 15-4 Supplemental Regulations; and codifying policy regarding vinyl and Solar Reflective Index by amending LMC 15-5-5 Architectural Design Guidelines, and 15-15 Defined Terms.

*Public hearing and possible recommendation for City Council on January 15<sup>th</sup>, 2019.*

PL-18-04018 – Municipal Code Amendments regarding Gravel and Landscaping in Title 11 Chapter 15-3 Acceptable Cover, Title 14 Chapter 2-7 Park Strips; and Title 15 Chapters 5-1 Policy and Purpose, 3-3 General Parking and Driveway Standards, 5-5(N) Landscaping, and 15-1 Definitions.

*Public hearing and possible recommendation for City Council on January 8<sup>th</sup>, 2019.*

Consideration to Appoint John Kenworthy and Mark Sletten as Representatives for Planning Commission in the Technical Advisory Committee for the Transportation Master Plan.

*Public hearing and action.*

**Amended Notice Published: December 1, 2018**

**Amended Notice Posted: November 26, 2018**

**Times shown are subject to change.** The public is welcome to attend both the work session (if any) and regular meeting. In order for written correspondence to be included with the Planning Commission report, please submit it to the Planning Department prior to 5:00 PM on the Thursday before the scheduled meeting. A majority of City Council members may attend in the audience but will not convene a meeting nor conduct any business. The Planning Commission meets regularly every second and fourth Wednesday of the month at 5:30 PM for action items. Pursuant to the Americans with Disabilities Act, individuals needing special accommodations during the meeting should notify the Planning Department at 615-5060 at least 24 hours prior to the meeting. Parking validations will be provided for those parking in the China Bridge parking structure only. The City Hall South Marsac parking lot is free of charge.