

When recorded please return to:
Park City Municipal Corporation
Attn: City Engineer
PO Box 1480
Park City UT 84060

ORDINANCE NO. 2025-22

AN ORDINANCE ACCEPTING THE PUBLIC IMPROVEMENTS FOR THE PARK CITY HEIGHTS, PHASE 4 DEVELOPMENT PROJECT

WHEREAS, Park City Heights, Phase 4 consists of 48 lots in the south half of Section 2 and the north half of Section 11, Township 2 South, Range 4 East, Salt Lake Base and Meridian;

WHEREAS, Construction of the public improvements for Phase 4 have been completed by the developer. The public improvements for Phase 4 include;

- Water distribution, transmission, and service lines, and
- Roads, sidewalks, curbs and gutters, and way finding signage within the following Rights-of-Way located in Phase 4:
 - Ledger Way,
 - Piper Way, and
 - Stella Way (excluding the portion of Public Improvements contained in Stella Way to the west of Ledger Way);

WHEREAS, Park City has adopted Land Management Code Section 15-7.2-3, which provides for the City Council to accept (by Ordinance) those public improvements which are dedicated and built in accordance with the requirements of the Park City Code and the Park City Supplemental Standard Plans and Specifications;

WHEREAS, Developer has certified to the City Engineer, through submission of detailed "as-built" survey drawings of the Subdivision, indicating location, dimensions, materials, and other information required by the City Engineer, that the layout of the line and grade of all public improvements is in accordance with the City approved construction plans for the development;

WHEREAS, verification has been supplied by the developer showing that there are no liens against the project;

WHEREAS, the public improvements within the development described above were installed in accordance with Park City Design Standards Construction Specifications and Standard Drawings and have been duly inspected by the City Engineer; and

WHEREAS, the work was completed on September 6, 2023 and the one-year warranty period and associated required punchlist items were completed on October 22, 2025.

NOW, THEREFORE BE IT ORDAINED by the City Council of Park City, Utah as follows:

SECTION 1. PUBLIC IMPROVEMENTS. The City hereby accepts from the developer all public improvements at and related to the Park City Heights, Phase 4 Subdivision described above.

SECTION 2. EFFECTIVE DATE. This Ordinance shall take effect upon publication.

PASSED AND ADOPTED this 18th day of November, 2025.

PARK CITY MUNICIPAL CORPORATION

Signed by:

Nann Worel

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Nann Worel, MAYOR

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ATTEST:

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Michelle Kellogg

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Michelle Kellogg, CITY RECORDER

APPROVED AS TO FORM:

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City Attorney's Office