

**PARK CITY MUNICIPAL CORPORATION
 PLANNING COMMISSION
 CITY COUNCIL CHAMBERS
 April 26, 2017**



AGENDA

MEETING CALLED TO ORDER AT 5:30PM

ROLL CALL

ADOPTION OF MINUTES OF April 12, 2017

PUBLIC COMMUNICATIONS – *Items not scheduled on the regular agenda*

STAFF BOARD COMMUNICATIONS AND DISCLOSURES

CONTINUATIONS

340 Main Street - Conditional Use Permit (CUP) application for the establishment of a new Telecommunication Facility on the rooftop of a non-historic building.	PL-16-03264	82
	<i>Planner</i>	
	<i>Scarff</i>	
<i>Public hearing and continuation to May 10, 2017</i>		

WORK SESSION - *Discussion items only, no action taken*

<i>Municipal Code Amendments regarding Xeriscaping, Gravel, and Parking requirements in Title 9: Parking (Chapter 9-1-3 Definitions, Chapter 9-2-16 Parking on Previous Surfaces in Soil Coverage Areas Prohibited, Chapter 9-4-1 Special Winter Limitations), Title 11: Building and Building Regulations (Chapter 11-15-3 Acceptable Cover in the Park City Landscaping and Maintenance of Soil Cover section), and Title 15: Land Management Code (Chapter 15-3-3 General Parking Area and Driveway Standards, Chapter 15-3-4 Specific Parking Area and Driveway Standards for Single Family Residences and Duplexes, Parking Areas with 5 Or More Spaces, and Parking Structures, Chapter 15-5-1 Policy and Purpose, Chapter 15-5-5 Architectural Design Guidelines, and Chapter 15-15-1 Definitions).</i>	PL-17-03479	83
	<i>Planner</i>	
	<i>Morlan</i>	
<i>Discussion item only, no action taken. Public input may be taken</i>		

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

Land Management Code (LMC) amendments - Administrative and substantive amendments to the Park City Development Code, specifically amending Land Management Code Chapter 2 Zoning Districts regarding setbacks, group mailboxes and others; Chapter 4 Supplemental Regulations regarding Fences, Childcare, Accessory Apartments, group mailboxes and others; Chapter 8 Annexations (amending the Annexation Expansion Area boundary and regulations for consistency with State Code); and Chapter 15-15 Defined Terms for associated definitions.	PL-17-03483	105
	<i>Planner</i>	
	<i>Whetstone</i>	
<i>Public hearing and possible recommendation to City Council on May 11, 2017</i>		

<p>166 Main Street – A plat amendment requesting to combine two existing lots located at 166 Main Street into one lot of record. <i>Public hearing and possible recommendation to City Council on May 23, 2017</i></p>	<p>PL-17-03499 125 <i>Planner Morlan</i></p>
<p>250 Main Street – Conditional Use Permit (CUP) application for the establishment of a new Telecommunication Facility on the rooftop of the Wasatch Brew Pub, a non-historic building. <i>Public hearing and possible action</i></p>	<p>PL-16-03322 145 <i>Planner Scarff</i></p>
<p>Request for a four lot subdivision plat, known as Village at Empire Pass North Subdivision, located at the intersection of Village Way and Marsac Avenue east of the Silver Strike chair lift, to create 3 development lots for the Village at Empire Pass Master Planned Development and one lot for ski area related uses. <i>Public hearing and possible recommendation to City Council on May 11, 2017</i></p>	<p>PL-16-03293 171 <i>Planner Whetstone</i></p>
<p>Request for a Conditional Use Permit for the approximately 39,800 square foot Peace House facility to be located on Lot 8 of the Third Amended Intermountain Healthcare (IHC)/USSA Subdivision plat subject to the Amended IHC Master Planned Development. <i>Public hearing and possible action</i></p>	<p>PL-17-03510 257 <i>Planner Whetstone</i></p>

ADJOURN

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.