



AGENDA

MEETING CALLED TO ORDER AT 5:30PM

ROLL CALL

ADOPTION OF MINUTES OF November 11, 2015

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

STAFF BOARD COMMUNICATIONS AND DISCLOSURES

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

Alice Claim aka Alice Lode Subdivision and Plat Amendment, Gully Site Plan Discussion	PL-08-00371 <i>Senior Planner</i> <i>Astorga</i>	45
8910 Empire Club Drive – One Empire Pass Conditional Use Permit for 27 residential units, one affordable unit and one ADA unit on Lot 15, The Village at Empire Pass MPD	PL-15-02983 <i>Senior Planner</i> <i>Whetstone</i>	57

CONTINUATIONS

152 Sandridge Road, Plat Amendment —Subdivision to create a legal lot of record from a metes and bounds parcel. <i>Public hearing and continuation to January 13, 2016</i>	PL-15-02952 <i>Planner</i> <i>Grahn</i>	127
2900 Deer Valley Drive, The Lodges at Deer Valley Phase 1, First Amended, Record of Survey Amendment – Proposal to change the 62 parking spaces from convertible space to common ownership. <i>Public hearing and continuation January 13, 2016</i>	PL-15-02943 <i>Planner</i> <i>Hawley</i>	128

CONSENT AGENDA – *All items on the consent agenda shall be passed or denied by a single motion at the Commission meeting, unless a motion to remove a specific item is made. If a member of the public or a member of the Planning Commission requests a public hearing on a consent agenda item, then the item shall be removed from the consent agenda and acted on at the same meeting.*

950 Empire Avenue, Steep Slope CUP — Construction of a new single-family dwelling on a vacant lot on a slope greater than 30%. <i>Public hearing and possible action</i>	PL-15-02842 <i>Planner</i> <i>Turpen</i>	129
347 Ontario Avenue, Steep Slope CUP — Addition to non-historic house on a slope greater than 30%. <i>Public hearing and possible action</i>	PL-15-02940 <i>Planner</i> <i>Grahn</i>	159

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

823 Norfolk Avenue, Plat Amendment — Combining Lot 6 and parts of Lots 5 and 7, Snyder’s Addition to the Park City Survey. PL-15-02996 183
Planner
Grahn
Public Hearing and Possible Recommendation to City Council on January 7, 2016

Land Management Code Amendments regarding vertical zoning storefront regulations in Chapter 15-2.5-2 Uses in Historic Recreation Commercial (HRC), Chapter 15-2.6-2 Uses in Historic Commercial Business (HCB), and associated definitions in Chapter 15-15, Defined Terms. PL-15-02810 201
Senior Planner
Whetstone
Public Hearing and Possible Recommendation to City Council on January 7, 2016

Land Management Code Amendments in Chapter 15-2.6-3(D) — Main Street Balcony Enclosures to allow Main Street restaurant owners to construct winter enclosures on balconies of non-historic buildings from November 15th-April 15th which will allow winter dining on those enclosed decks. PL-15-03021 369
Planner
Grahn
Public Hearing and Possible Recommendation to City Council on January 7, 2016

WORK SESSION – Discussion items only, no action taken
Annual Legal Training on Public Meeting Act

Assistant City
Attorney
McLean

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.