

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



**LEGAL NOTICE**

**REGULAR SESSION – 5:30 PM** - *Items listed below may include discussion, public hearing, and action.*

Proposed amendments to Title 6, Chapter 3 of the Municipal Code regarding Park City’s Noise Ordinance to minimize conflicts in neighboring commercial and residential zones and other technical updates.

*Discussion item only, no action taken*

King’s Crown Project located at 1201-1299 Lowell Avenue: Master Planned Development consisting of 27 single-family lots, 25 condominium units, 7 townhouses, and 18 affordable housing units; Conditional Use Permit for 4 multi-unit dwellings; and a Plat Amendment to subdivide all lots and units.

*Work session, public hearing, and consideration of motion to continue the public hearing to a future date*

1800 Park Avenue - The applicant has requested an extension for the indefinite continuance of their previously approved Conditional Use Permit to allow for a temporary structure to be use twice per year for a maximum period of one hundred eighty days consecutively and a maximum of 260 days out of 365 days in a year.

*Public hearing and possible action*

277 McHenry Ave – A plat amendment requesting to combine the two existing lots located at 277 McHenry Avenue into one lot of record and to formally dedicate Right-of-Way for McHenry Avenue.

*Public hearing and possible recommendation to the City Council on August 17, 2017*

1333 Park Avenue, 1353 Park Avenue, and 1364 Woodside Avenue – Woodside Park Affordable Housing Project Phase I – Master Planned Development – A proposed affordable housing project will be located at the site of the former Park Avenue Fire Station Parcel and will consist of four (4) single family dwellings, an eight-unit (8-unit) Multi-Family Dwelling, a thirteen-car (13-car) Parking Lot, and a Pedestrian Easement running east-west.

*Public hearing and possible action*

1333 Park Avenue, 1353 Park Avenue, and 1364 Woodside Avenue – Woodside Park Affordable Housing Project Phase I – Plat Amendment – Proposal for a three-lot (3-lot) subdivision to create the Woodside Park Subdivision Phase I.

*Public hearing and possible recommendation to City Council on August 3, 2017*

1364 Woodside Avenue – Woodside Park Affordable Housing Project Phase I – Woodside Park Affordable Housing Project Phase I – Conditional Use Permit – Proposal for a Parking Area with five (5) or more spaces for use by the Woodside Park Affordable Housing Project Phase I.

*Public hearing and possible action*

1353 Park Avenue (actual building to be located at 1354 Woodside Avenue)– Conditional Use Permit –

Proposal for an eight-unit (8-unit) Multi-Family Dwelling as a part of the Woodside Park Affordable Housing Project Phase I.

*Public hearing and possible action*

Land Management Code Amendments regarding Conventional Chain Businesses for the Storefront Enhancement Program in Chapter 15-2.5-2 Uses in the Historic Recreation Commercial (HRC), Chapter 15-2.6-2 Uses in the Historic Commercial Business (HCB) Chapter, and associated definitions in Chapter 15-15 Defined Terms.

*Public hearing and possible recommendation to City Council*

Land Management Code Amendments regarding Master Planned Development Applicability in the Historic Residential (HR-1), Historic Residential (HR-2), and Historic Residential-Medium (HRM) Density Zones in Chapter 15-6-2 Applicability in Master Planned Developments.

*Public hearing and possible recommendation to City Council*

**Notice Published: July 12, 2017**

**Notice Posted: July 10, 2017**

**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. 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