

**PARK CITY MUNICIPAL CORPORATION
PLANNING COMMISSION**

CITY HALL, COUNCIL CHAMBERS

445 Marsac Avenue, Park City, UT 84060

Wednesday, September 11, 2019



LEGAL NOTICE

REGULAR SESSION – 5:30 PM

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

Marsac Mining Claim 61 (approximately 8925 Marsac Avenue) – Zoning Map Amendment **PL-18-04046**

The Applicant is Proposing to Rezone a 1.2-Acre Portion of Marsac Mining Claim (Approximately 8925 Marsac Avenue) Located Within The Flagstaff Annexation Area From Recreation Open Space To Residential Development. Continued From The August 14, 2019 Planning Commission Meeting.

A) Public Hearing B) Continuation to a Date Uncertain

839 Woodside Avenue – Conditional Use Permit – The Applicant is Requesting to Locate a **PL-19-04274**

Basement Addition Directly Beneath the Landmark Historic Structure that Encroaches into the Side Setback Area.

A) Public Hearing B) Possible Action

1271 Lowell Avenue & 1217 Rothwell Road – Plat Amendment – The Kings Crown Resubdivision **PL-19-04305**

First Amended Plat Proposes to Amend the Kings Crown Resubdivision Plat, Affecting Lots 2, 30, and 32. The Proposal Includes Splitting Lot 2 into Two Lots and Allocating a Portion of Lot 32 to Lot 30.

A) Public Input B) Recommendation to City Council for October 10, 2019

1217 Rothwell Road – Plat Amendment – The Kings Crown Townhome Condominiums Plat **PL-19-04240**

Proposes to Create a Condominium Plat, Consisting of Seven (7) Units and One Ski Amenity Building, Within the Kings Crown Master Planned Development.

A) Public Input B) Recommendation to City Council for October 10, 2019

1312, 1324 & 1336 Aerie Drive – Plat Amendment – Aerie Holdings LLC, is Proposing to Combine **PL-19-04297**

Lots 9 and 10 by Removing the Internal Lot Line, to Demolish the Existing House on Lot 10 and to Construct a New House on the New Combined Lot. Lot 11, Which is Under the Same Ownership, Will Remain Vacant With No Plans For Development At this Time.

A) Public Hearing B) Possible Recommendation for City Council on September 26, 2019

8782 Marsac Avenue, Nakoma Lot 17 – Amendment to Condominium Plat – Friends of Flagstaff **PL-19-04292**

LLC, is Proposing to Adjust Lot Lines of Nakoma Lot 17 to Better Accommodate Construction of a Single Family Dwelling. The Lot is Accessed off of Marsac Ave. And is Subject to The Amended Agreement For Flagstaff Mountain March 2007, which Granted the Developer/Owner a Large Scale MPD, and is Part of the Lot B, Northside Village Subdivision, II.

A) Public Hearing B) Possible Recommendation for City Council on September 26, 2019

Annexation Policy Plan and Land Management Code Amendments – The Planning Commission will Hold a Public Hearing to Consider Amendments to The Annexation Policy Plan, Codified in the Land Management Code Title 15, Chapter 8, to Modify The Annexation Expansion Area, a Map that Highlights Areas the City May Consider Annexing in the Future, to Include (1) The Northeastern Portion of the Round Valley Area, (2) The Southeast Quadrant of the Quinn’s Junction Intersection (HWY 40 and SR 248) to the Summit County Border, and (3) Bonanza Flat in Unincorporated Wasatch County. **GI-10-00416 & PL-19-04300**

A) Public Hearing B) Possible Recommendation for City Council on September 12, 2019

901 Woodside Avenue –Conditional Use Permit – The Applicant is Proposing the Construction of a Private Driveway within a Platted, Un-Built City Street. Item Continued at the August 14, 2019 Planning Commission Meeting. **PL-19-04152**

A) Public Hearing and B) Possible Action

Notice Published: August 28, 2019
Notice Posted: August 23, 2019

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 435-615-5060 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.