**PARK CITY COUNCILWORK SESSION NOTES**
**SUMMIT COUNTY, UTAH**
**MAY 29, 2008**

**Present:** **Mayor Dana Williams; Council members Candace Erickson; Jim Hier, Joe Kernan and Roger Harlan. Liza Simpson was excused.**

**Gary Hill, Acting City Manager; Mark Harrington, Assistant City Attorney; Kent Cashel, Deputy Public Works Director; Kathy Lundborg, Water Manager; Pace Erickson, Public Works Operations Manager; Jonathan Weidenhamer, Sustainability Project Manager; Max Paap, Matt Twombly and Heinrich Dieters, Sustainability Team Members; Bret Howser, Budget Analyst; Tamara Lindsay, Water Department;**

**1. Council questions/comments.** Roger Harlan reported the Memorial Day Service, was well organized, and provided an excellent reminder of the service and sacrifice that provides us with the Country we have. The Mayor's comments were appropriate and there was a good spirit. He also attended the Employee Service Awards dinner and praised the Human Resource Department staff for their extra efforts in honoring people who have given great service to Park City.

Candace Erickson also expressed appreciation for the dinner and noted the City has many great employees who have devoted years of service. While attending the National Ski Area Convention in San Francisco, she had walked to Sausalito from her hotel, which was very fun and provided a very different perspective that one sees from a vehicle. She had participated in the scholarship awards presentation at Park City High School where 148 students received scholarships from the community. She thanked everyone in Park City who had participated and contributed.

Jim Hier also added thanks for the awards banquet. He reported that Kent Cashel had participated in the HMBA meeting, requesting that they form a committee to study Main Street circulation. The Chamber Board of Directors is finalizing their budget and has created a new strategic plan. The Inter Agency Task Force heard a presentation from UDOT about Innovate80 projects which involve bridge replacement and road resurfacing in several locations along I-80 this year, some in Summit County.

Mayor Williams thanked public safety personnel who participated in the recent Presidential visit to Park City, as well as people who promoted their interpretations of democracy.

**2. Review of SR-248 corridor study.** Kent Cashel noted Council had authorized Staff to execute a contract with Interplan Transportation Consultants to consolidate exiting SR-248 studies into one corridor plan. The Phase One study accomplished the consolidation of six existing studies; explored alternatives and developed recommendations for reducing transit travel times; and completed an inventory of existing UDOT right-of-way and needs analysis for additional right-of-way. Staff has prepared an analysis of five alternatives and seeks feedback and direction from Council before spending additional money on planning and engineering. Phase Two will focus on Council's preferred alternatives.

Mr. Cashel stated the study pulled together interesting information on existing conditions. Average single vehicle occupancy during morning peak hours was 1.3, which indicated opportunities for promoting car/van pooling and ride sharing. Travel time from US 40 to SR-224 was studied using traffic counts and traffic engineering software and travel during peak times showed significant delays.

Five alternatives were analyzed; details of each were included in the Staff Report as well as the Interplan Study which Council had received.

**No Action** is not a viable option. Levels of congestion by 2020 would be untenable, affecting Park City's economic viability as well as quality of life. Staff does not recommend this approach.

**Reversible Lanes** work well when there is a good directional split; however, modeling shows that patterns will change over time, the split will be less pronounced, and the effectiveness of the option will decrease. Staff does not recommend pursuing this option; however, if Council feels strongly, Staff can look into it more deeply.

**Transit queue jump/HOV lanes** appear to be an effective tool for managing traffic along that road. It is important to consider options to prioritize high occupancy vehicles and bus traffic in order to move people and Staff recommends pursuing this option.

**Bypass road** running from SR-248 along the North 40, connecting in deep Park Meadows. Because this discussion has occurred over the years, Staff presented it, but does not feel it would divert a significant amount of traffic in terms of dealing with traffic issues along the corridor. Joe Kernan was interested in Park Meadows peak hour traffic percentages. Jim Hier noted the School District was not supportive of diverting traffic through the school campus.

**Widening entire corridor to four lanes** offers the greatest benefit to intersection level of service and corridor travel times, but does not promote use of the park and ride, carpooling, or alternative modes. Staff recommends that the City plan for this improvement, but to pursue construction only after the other mitigation efforts have been implemented.

Mr. Cashel explained Phase Two studies would overlay the WALC recommendations, looking at pedestrianization and bicycles, in addition to vehicular traffic, so all modes of transportation are addressed. Completion of a comprehensive plan will require public review and input and more detailed engineering. Phase Two would result in a narrower scope of work, based on the alternatives Council directs Staff to pursue.

Mayor Williams asked if widening the corridor meant cutting into PC Hill or encroaching into the wetlands. Mr. Cashel responded that was yet to be determined as UDOT was changing their approach and trying to be more creative with their general standards. He noted UDOT's deputy regional director is working with the City to develop solutions. Mayor Williams expressed concerns about safety in an already dangerous section of the highway.

Mayor Williams believed reversible lanes worked really well. He requested that Staff continue to look into them because it would require less highway construction and he believed HOV lanes could be included. Matt Rifkin explained that as the directional split flattened the effectiveness decreased. He indicated they could buy five to ten years, and maybe that is all they need.

Candace Ericson felt it was a good solution to take the pressure off immediately unless it was very expensive.

Council members briefly discussed additional traffic signals and Mr. Cashel explained that the Corridor Preservation Agreement with UDOT identifies locations, but installation must be warranted by turning activities, volume of traffic, accidents, etc., and Wyatt Earp was not yet warranted.

Mayor Williams supported the HOV concept but was concerned about widening the corridor. He strongly encouraged reversible lanes. Mr. Kernan expressed concerns about how the reversible lanes would work and Mr. Cashel explained Phase Two would allow Staff to study potential impacts on turning movements at major intersections.

Jim Hier concurred that reversible lanes were worth consideration. He believed Staff should also proceed with identification and acquisition of rights-of-way with matching funds to provide transit queue jump/HOV lanes; and widening to four lanes, based on the steps and timeline delineated in the Staff Report. He did not support taking no action or the bypass road.

Roger Harlan concurred that reversible lanes were worthy of consideration in the short term, because the park and ride lot, and acquisition of additional equipment to service that, were a few years off.

All Council Member concurred that taking no action and the bypass road would not be considered and Staff should pursue further study on the other alternatives (reversible lanes, transit queue jump/HOV lanes, and widening entire corridor to four lanes).

**3. Budget Review.** Bret Howser explained Staff would wrap up Capital Budget discussions in preparation for adoption of the tentative budget on June 5th and adoption of the final budget on June 19th. Tonight's discussions include walkability projects; the Racquet Club; water fund infrastructure projects; ice arena fees; pavement management; and an update on Fire District Fee increases. Council directed Staff to return with additional information of Little Kate and Lucky John sidewalks as well as the proposed Comstock project. This discussion included analysis on high back curbs, opposed to rolled gutter, and discussions about traffic calming.

**Walkability Projects.** Jonathan Weidenhamer, explained that Council requested additional analysis about using Monitor Drive to get to the schools, rather than the entire length of Little Kate from Holiday Ranch Loop to Lucky John. Staff presented cost analyses for comparable sidewalks: Holiday Ranch Loop Road, the length of Little Kate and Lucky John Drive to the school drop-off zone, using high back curb, $358,000; and, Holiday Ranch Loop Road, along Little Kate to Monitor Dive, $122,000. Staff also included costs of covering additional requests they anticipate receiving from the Park Meadows neighborhood to rebuild the sidewalk along Monitor Drive, $651,000.

In response to Jim Hier's question about the estimated costs for work on Monitor Drive, Mr. Weidenhamer explained it would require reconstruction of that portion of Monitor to make the sidewalk wider and safer. Matt Twombly elaborated it would require removal of the old sidewalk, all curb and gutter, re-grading to address drainage issues, and installation of new curb, gutter, and sidewalk. He explained that installing new sidewalk behind existing gutters doesn't affect the gutters and drainage.

Roger Harlan was not convinced that the existing Monitor sidewalk was an unsafe pathway. He supported bringing sidewalks from Holiday Ranch Loop to Monitor and reworking the intersection for safety reasons. He also supported the extension of new sidewalk by the LDS Church on Lucky John headed east from Monitor Drive. He did not support sidewalk the full length of Little Kate and on the east side of Lucky John.

Joe Kernan believed the WALC Committee identified excellent projects and represented the community. He supported installing sidewalk the full way from Holiday Ranch Loop to Lucky John, and Lucky John to the school as recommended.

Mayor Williams asked if there was data showing people are safer with high back curbs. Mr. Weidenhamer explained the technical document from Interplan indicated there are safety benefits.

Candace Erickson stated this was no longer a school related issue; it was a universal walking recommendation to create a walkable/bikable community. She changed her mind and now supported a sidewalk the length of Little Kate to Lucky John and to the school drop zone. She is very concerned about taking peoples' front yards and encouraged mitigation measures to ensure compatibility with the existing built environment. Jim Hier concurred and supported replication of disturbed landscaping. Jonathan Weidenhamer clarified that the project would have high back curb, and would include the length of Little Kate from Holiday Ranch Loop to Lucky John and extend along Lucky John to the school drop off area.

Based on Council support for using an incremental approach on <u>Comstock Drive,</u> Mr. Weidenhamer reported it was likely that Staff could designate the 5-foot wide existing parking on the east side of the street as a sidewalk, or pedestrian pathway, this summer. This would be accomplished through a combination of signing and pavement marking.

Mr. Weidenhamer referred to the <u>traffic calming</u> measures in the WALC recommendation and noted their approach would be to select a traffic engineer, through an RFP process, who would return with a series of recommendations for each of the identified neighborhoods. Therefore, Staff did not recommend that Council consider incremental approaches for traffic calming improvements on Comstock this summer. He clarified for Joe Kernan they weren't skipping steps, but wanted to ensure that any projects under consideration were consistent with overall neighborhood traffic management programs and policies, and engineering recommendations.

Gary Hill, Acting City Manager, clarified that the WALC recommended projects satisfied the Phase I requirement through that process, and suggested that any ideas not on the WWALC list go through the established process. He noted they had changed the Traffic Calming Process to make Phase I faster, but it does require a petition, and meetings with petitioners to identify issues and initiate mitigating impacts. Phase I can last anywhere from three to six months. Ms. Erickson placed an emphasis on "neighborhoods" and indicated these were not street by street issues.

Mr. Weidenhamer added that with the exception of Little Kate and Lucky John which were recommendations specifically for high back curb, the remaining WALC recommendations were for sidewalks with rolled gutters. It is possible Staff will consider high back curbs along major spine roads.

Shirin Spangenberg, Prospector resident, supported the interim measures on Comstock and wanted to ensure that the neighborhood received feedback in terms of how well it worked. She asked consideration for using paint to narrow Sidewinder going down to Wyatt Earp. Mr. Weidenhamer clarified Staff would consider it if they could meet requirements for the buses.

Kyle Jesson clarified the WALC recommendations for Comstock were not slated until next year, but the parking lane would be turned in a pedestrian/bike lane. Regarding his request for driver feedback signs, Mr. Weidenhamer explained the policy did not consider placement of signs within in an existing neighborhood.

Jim Hier requested a work session to address all feedback signs and consider a study of areas that should be addressed.

**Racquet Club Remodel.** Bret Howser explained a needs assessment done in 2007 identified racquet club renovation as a priority. Council reviewed a feasibility study outlining options and Council directed Staff to return with a budget request. The City Manager's Proposed Budget includes a request for $8 million for racquet club renovation, which includes funding for the site and lobby portions of the project. The City Manager's Recommended Budget also includes $2 million to partially fund a second phase of the project, the construction of an indoor pool.

Ken Fisher explained VCBO Architecture had created three schemes ranging in price from $8.1 million to $23 million which considered an array options from bringing the club up to code and improving circulation patterns to tearing a majority of the building down and adding tennis courts and indoor aquatic facilities. Staff submitted a CIP request for $8 million based on updated cost estimates from VCBO minus the splash pool and restaurant. This renovation would bring the building to code; provide larger fitness/cardio areas; enhanced tennis viewing; larger group fitness areas; new locker rooms including family locker rooms; and new child care and pro shop. Conceptual plans were presented to the public in an open house format, which Staff realized was not optimum given the large turnout. They did, however, receive good input and heard support for the remodel that was consistent with the needs assessment. A summary of comments was included in the staff report. Many attendees were interested in options that would provide expanded aquatics and tennis; however, the budget does not provide for this expansion at this time. While the renovation improves circulation and functionality, energy and operating efficiencies, and allows for future expansion, it doesn't change current programming. The ultimate goal is to create a community recreation center for people of all ages, and this remodel is a first step.

Mayor Williams felt energy efficiency should be a goal of the remodel and was interested in seeing what the cost provides in terms of increased efficiency.

Candace Erickson relayed comments about operating two programs at the same time if aerobics rooms were expanded and learned there will be two studios. She also heard comments about people not wanting to drive to Ecker Hill to use the lap pool and asked how much it would cost to repair the existing pool. Mr. Fisher explained the damage was not that extensive and he has received a repair estimate of about $20,000. He noted that the program would remain “as is” outdoors and the demand is for an indoor facility which costs approximately $6 million.

Jim Hier was concerned about the $2 million set aside for a future pool. He questioned why it would not be part of the next budget cycle. Gary Hill suggested they place it into the 5 Year CIP as opposed to budgeting it toward the project so it is earmarked for the project. Mr. Hier didn’t see any purpose in earmarking funds for a project that was not defined. Ms. Erickson expressed concern about it being diverted to another use and the money would no longer be earmarked for the pool. This sets the tone that at some point they are going to upgrade the pool.

Ken Fisher explained the needs assessment identified an indoor aquatics facility as the highest unmet need. Joe Kernan commented that the Silver Mountain pool contained the standard leisure pool and suggested money should be spent to accomplish other needs such as a running, walking track, mountain bike skills, climbing wall, outdoor tennis, and indoor children’s playground.

Roger Harlan stressed the need to ensure that the design will meet future expansions and modifications. He supported the project, noting we are blessed with good revenues, but cautioned that we must scrutinize expenditures. Mr. Fisher emphasized the goal of the renovation was to accommodate future expansions.

Jim Hier pointed to the example of setting aside $3.4 million to refurbish Marsac and the cost is now $7.5 million. He believed they would have spent more time deliberating the basics and requirements had they said it was $7.5 million. He suggested keeping the pool in mind as an objective, but was opposed to creating a $2 million placeholder. He supported the $8 million for the remodel.

Ms. Erickson strongly supported the pool and believed it was a partially funded project. Councilmen Harlan and Kernan indicated they go either way.

Acting Manager Hill explained Staff’s thought process that there is a perceived need/want for a pool and that there may be opportunities to partner with other agencies for which the $2 million provided the flexibility.

Mayor Williams invited public input.

Resident Dennis Wong stated he was at the Racquet Club virtually every day and had been an employee for two years. He complimented Council for being fiscally responsible. In his recent campaign for City Council, he supported allocating resources for recreation. He discussed deficiencies of the building and the need for a cohesive, overall plan. He applauded John Halsey, a Recreation Advisory Board member, for providing information he was unable to find on the website and answering his questions. Many people had not attended the open house because they thought the remodel was a done-deal. He encouraged Council to make sure people feel they have a voice in the process.

Joe Kernan felt it was reasonable to spend $8 million on recreation. He expressed concern that current programming did not adequately address needs that appeared to rank higher than indoor fitness and exercise facilities (chart on page 71 of packet). Mr. Fisher explained that chart represented respondents who said their needs were being met by 50% or less. Mr. Fisher felt the chart on page 91 presented a more accurate representation, showing areas of higher importance from the same list.

Mr. Kernan expressed concern that there would continue to be unmet community needs. He also wondered if the renovation would create a really nice membership gym that would put another one out of business in Prospector Square, yet not provide that many more recreational amenities for the community. He suggested adding things at the racquet club that didn't exist in the community to provide more bang for the buck. He asked whether there was excess demand over capacity for the tennis courts. Mr. Fisher explained tennis was very inefficient in terms as numbers of people who can use the square footage. They track usage on a year round basis based on prime and non-prime hours. In the winter, during prime hours they average 70% capacity, with 35% in off-prime hours. Mr. Kernan didn't see any analysis showing projections of recreations hours per dollar investment; he felt it would be helpful in making these decisions

Mr. Kernan asked whether RAB had discussed the impact on the private community or made any efforts to cooperate and "grow the pie". Mr. Fisher felt they were complementary and noted that private facilities could offer higher levels of service than a public facility. Mr. Halsey joined the discussion and commented the missing piece when discussing the $8 million was that the building is subpar. They have to decide whether or not to maintain it and make it better.

Mr. Halsey continued that Stanton Jones had stood before Council in support of the renovation, but requested that aerobic and cardio expansions be limited in size. He stressed that the drawings were highly conceptual and as they moved forward, there may be room for additional amenities such as a climbing wall and indoor children's recreation. Regarding Mr. Wong's' comments, he noted they have heard from the public and have yet to find anyone who hasn't felt they have the ability to get answers to their questions in the administrative offices.

Roger Harlan clarified they were discussing several things and needed to separate them: 1) structural renovation of facility, 2) additional recreation/exercise space, and 3) a desire to get more recreation from the investment. A significant portion of the investment will go toward the structural renovation. We are not getting as much recreational benefit as we might like, and he appreciated Mr. Halsey's clarification. He believes it wise to include $2 million in the budget, not earmarked for anything specific, but for future unmet needs.

Mayor Williams was in agreement with Mr. Harlan, noting that Council had made a commitment to allocate funds on a regular basis for maintenance of facilities. He agreed, as did Joe Kernan, they should include the $2 million as a placeholder for future needs within the club. Jim Hier clarified that the $2 million would be used for future unmet needs.

Ms. Erickson heard from a lot of tennis players at the open house. She emphasized the structural needs are great and need to be done now. There is not enough money in this initial phase to fix the building and build tennis courts, but there is a section of land that could eventually be used for a number of things.

Tony Aguilar, four year resident, stated he found the compilation inadequate for the purpose of spending $8 million. He believed they needed a more accurate profile of users of the racquet club so they could embark on improvements the community could be proud of. His observation was that adults occupy the indoor courts regularly in the morning and students take over the courts and indoor areas in the afternoon. There are also lessons and clinics and Park City is very generous with special events. The racquet club is a community resource and the aquatics and fitness program are well used. He felt a restaurant was a must, but didn't understand what child care had to do with recreation. He noted the gym was underused and the cardio loft was a storage area full of junk.

Acting Manager Hill summarized that Council's direction was to approve $8 million in the budget for his particular renovation and to set aside $2 million for Racquet Club/Recreation Phase II, which could include a pool. Council members agreed.

**Water Fund.** Water Manager Kathy Lundborg explained Staff recommended a 24% rate increase this year across the board which is driven by bonding requirements for borrowing for major projects, primarily finishing the water importation project which is building a pipeline to deliver water. Costs for all major projects are allocated between existing users and anticipated growth. Staff scaled back the schedule for capital projects that are discretionary in nature and moved forward those that are required to overcome existing and future deficits. Among new projects are the automatic meter reading technology, the Boothill Transmission Line and Gap Water Supply projects. Conservation alone would not prevent these projects, as we are at a point where everybody in town would have to conserve 40% and we would have to stop all growth in order to cover current deficits; however, conservation can help lower future source development. She clarified that Staff's analysis assumes no federal funding.

Joe Kernan suggested the City should be considering what can be accomplished in terms of reducing sod and investing in water distribution methods that are more efficient

Tamara Lindsay explained the City was instituting a water audit program to evaluate efficiency and recommend changes, and they were reviving the water conservation task force. Mayor Williams felt it was worth exploring viable alternatives. Roger Harlan added that one of the annexation applications Council will be discussing includes limitations on outside watering.

**Ice Arena fees.** Bret Howser noted the Staff Report was not included in the packet and asked Council if they were comfortable discussing the fees. No action was being requested and a fee resolution would be included in the June 5, 2008 packet.

Jon Pistey explained their approach was for Summit and Wasatch County residents to have minimal increases which cover some of the increased operational costs, most of which are due to utility price increases. The average hourly operating budget for the rink is $245. They propose to raise non-local rates to a point that would cover those costs. Council members concurred with the suggested fee increases and remarked on the success of the rink.

**Pavement management.** Pace Erickson briefly discussed the philosophy of pavement management and Staff efforts to develop the pavement management program. In the past, they used a pavement quality index and budgeted to maintain pavement quality of 7 out of 10. Staff has changed to a "remaining service life" method and develops programs to extend the life of the pavement. Micro-seal is a new process used to fill major cracks and rutting and it proved to be the best surface of the sealing techniques used in test areas of Park Meadows last year. Another new project is rejuvenator, which prevents micro-cracks in the asphalt.

**Fire District property tax.** Kent Cashel, the City's representative on the Administrative Control Board of the Fire District, indicated they do not know yet whether there will be a increase, but the Board has signaled their intent. The Board has been adamant about exploring a range of options to keep costs down.

Prepared by Sharon C. Bauman

**PARK CITY COUNCIL MEETING**
**SUMMIT COUNTY, UTAH**
**MAY 29, 2009**

## I ROLL CALL

Mayor Dana Williams called the regular meeting of the City Council to order at 6:00 p.m. at Council Chambers in the Library Building on Thursday, May 29, 2008. Members in attendance were Candace Erickson, Roger Harlan, Jim Hier, and Joe Kernan. Liza Simpson was excused. Staff present was Gary Hill, Acting City Manager; Mark Harrington, City Attorney; Brooks Robinson and Katie Cattan, Planning Staff; Jonathan Weidenhamer and Max Paap, Sustainability Team; Pace Erickson, Public Works Operations Manager; Dave Gustafson, Project Manager; Bret Howser, Budget Analyst

## II COMMUNICATIONS AND DISCLOSURES FROM COUNCIL AND STAFF

There were none.

## III PUBLIC INPUT *(Any matter of City business not scheduled on agenda)*

Bob Burube, Prospector Square, addressed the ongoing issue of overcrowding in units that Talisker had acquired in Prospector Square. He wanted to know whether they were classified al worker housing, employee housing or low income housing and wanted to know who was responsible for maintaining occupancy limitations in the units.

Mayor Williams responded they were all of the above, and noted the City had been working with the management companies and checking into Mr. Burube's complaints. He wanted to be clear for the record that it is not the City's role to put people on the streets, and we need to have a little bit of heart in this matter. They are dealing with individual unit owners, which is not an easy process. Jim Hier added that almost all of the leases are up on the units purchased by Talisker, and while exiting leases will be honored, over-occupancy will not be allowed. He believed there would be much stronger monitoring with Talisker ownership and control through the City's affordable housing ordinance. He offered to check into whether or not existing leases with overcapacity would be renewed.

Mr. Burube believed tenants should be evicted if occupancy exceeded the building code. He didn't believe there should be any heart at all. It hurts him in the pocketbook, directly impacts his expenses, and affects his comfort level in the building. He brought up another code issue and noted that the tops of electrical panels had been cut out.

Joe Kernan asked Staff whether occupancy restrictions were determined by the zone. Mr. Burube stated thirty days or more was considered a long-term rental. City Attorney Mark Harrington explained that Staff would present a comprehensive report on this issue in two weeks that will explain the standards for each type of unit.

Michael Watson thanked the WALC Committee for their work in consideration of the use of bond funds. He emphasized that paved, separated 8' wide multi-use pathways are not bike lanes. Bike lanes used for commuting should be incorporated into the arterial transportation format. He believed it was important to have "complete streets", and hoped WALC plans would incorporate Park Avenue, Deer Valley Drive, and SR-248/SR-224 within the City limits, as designated bike lanes. In addition, visibility of bike lanes used by locals increases awareness for visitors and provides an economic stimulus. He wanted Park City to be an example for other communities.

Jonathan Weidenhamer and Alex Butwinski, WALC member, explained the committee included recommendations for arterial roads in town and acknowledged a long-term desire to have bike lanes within pavement areas of SR-248 from Olympic Plaza to the new park and ride. SR-224 has an existing striped shoulder into town and they included recommendations to extend it through the Kearns Boulevard intersection. In some areas, for example on Park Avenue, the goal is to provide a safer place to ride, and that would be a separate lane. SR-224 has limited rights-of-way and, balanced with getting cars to resorts, so there is no black and white answer. The group is trying to find a balance that will serve the greater good, and the person who is not comfortable being in traffic

**IV WORK SESSION NOTES AND MINUTES OF MEETINGS OF MAY 15, 2008**

Roger Harlan, "I move we approve the work session notes and minutes of May 15, 2008." Jim Hier seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

**V NEW BUSINESS *(New items with presentations and/or anticipated detailed discussions)***

1. Consideration of an Ordinance approving plat amendment at 430 Main Street, Park City, Utah - Planner Brooks Robinson explained the Planning Commission had previously continued the item and reviewed it last night. Staff will return to Council on June 19, 2008. The Mayor opened the public hearing. Receiving no input, he closed the hearing. Roger Harlan, "I move we continue this item to June 19, 2008**."** Joe Kernan seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

2. Consideration of a Resolution adopting a tentative revised budget for fiscal year 2007 and the budget for fiscal year 2008 for Park City Municipal Corporation and its related agencies - Mayor Williams opened the public hearing and receiving no input, closed the hearing. Joe Kernan, "I move we continue the public hearing to June 5, 2008." Candace Erickson seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

3. <u>Consideration of a Master Festival License for Savor the Summit (aka Taste of Park City) to be held on June 20 and 21, 2008 including closure of Main Street and use of City Park</u> - Max Paap introduced event managers Ginger Ries and Kris Severson. He explained the Park City Jazz Foundation, in conjunction with Park City Restaurant Association, submitted an application for a Master Festival License for Savor the Summit to hold a "Grande Table" food and music event on Main Street, June 20th, and "Grande Picnic" food and music event at City Park on June 21st. They require a MFL for amplified music, partial street closures, and use of city property. Mayor Williams opened the public hearing. Sandy Geldhof praised the event and offered support and assistance from the Historic Main Street Business Alliance. Mayor Williams opened the public hearing. Receiving no input, he closed the hearing. Jim Hier, "<u>I move approval of the Master Festival License for Savor the Summit</u>". Candace Erickson seconded. <u>Motion carried as follows:</u>

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

4. <u>Consideration of a Master Festival License for the Wasatch Back Relay to be held June 21, 2008 at the Quinn's Junction Sports Complex</u> - Max Paap introduced event representative Janine Hodges. The Ragnar Relay, Inc. submitted an application requesting a Master Festival License to have the finish line of their annual relay race Quinn's Junction Sports Complex. He explained the event had outgrown previous finish line areas in town. They require a MFL for amplified music, partial street closures, and use of city property. Mayor Williams opened the public hearing. Receiving no input, he closed the hearing. Joe Kernan, "<u>I move approval of the Master Festival License for the Wasatch Back Relay</u>". Roger Harlan seconded. <u>The motion was approved as follows:</u>

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

5. <u>Consideration of an award of the 2008 Pavement Management Program contracts, in forms approved by the City Attorney as follows</u>:

(a) Staker Parsons Co. for pavement overlays in the amount of $366,401.
(b) M&M Asphalt for slurry seals in the amount of $77,492.
(c) Kilgore Paving for crack seal in the amount of $52,500 and Bike Path sealing in the amount of $4,938.
(d) Intermountain Slurry Seal for Micro-seal in the amount of $85,204 and Asphalt Rejuvenator in the amount of $6,228
(e) CTS Utilities for utility adjustments in the amount of $62,000

Pace Erickson clarified there were only 5 contracts, and Micro-seal and Asphalt Rejuvenator are both with Intermountain Slurry Seal . Roger Harlan, "<u>I move approval of the 2008 Pavement Management Program contracts</u>" . Joe Kernan seconded. <u>The motion carried as follows:</u>

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

6. Consideration of Contract Amendment No. 4 to the Jacobsen Construction Inc. Agreement for Phase 4 of the Downtown Projects and the Marsac Building Seismic Upgrade for $4,656,379.00 in a form approved by the City Attorney - Dave Gustafson, Project Manager, explained that the original scope of work for the Marsac remodel did not include exterior work. During the pre-bid walkthrough, they noticed deteriorating conditions of windowsills on east side of building as well as the parapet columns on the east side. With the addition of the cost of interior repairs to the exterior repairs to the original scope of work, pricing is below the February estimate of $5.3 million. Staff is seeking approval of the Guaranteed Maximum Price element of the contract for $4,656,379. Jim Hier, "I move approval of Contract Amendment No. 4 to the Jacobsen Construction Inc. Agreement for Phase 4 of the Downtown Projects and the Marsac Building Seismic Upgrade for $4,656,739 in a form approved by the City Attorney". Roger Harlan seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

7. Consideration of an Ordinance extending the approval of the Amended Plat of Lots 21 and 22, Block 26 Snyder's Addition to Park City at 1287 Empire Avenue, Park City, Utah - Planner Katie Cattan explained the applicant requested a one year extension of their approval. They have not yet recorded the plat, and prior to that they must remove the non-historic home on the lots. Mayor Williams opened the public hearing and receiving no input, closed the hearing. Candace Erickson, "I move approval of a one year extension of the approval of the Amended Plat of Lots 21 and 22, Block 26 Snyder's Addition to Park City at 1287 Empire Avenue, Park City, Utah". Jim Hier seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

8. Consideration of an Ordinance approving the Nakoma Condominiums first amended and restated record of survey plat located at 8800 Marsac Avenue, Park City, Utah - Principal Planner Brooks Robinson explained the Nakoma Condominiums are part of Pod B1, Village at Empire Pass. In conjunction with recent MPD amendments, the Record of Survey amends the Nakoma and Nakoma II Records of Survey by combining units 17 and 18 into one unit. Plat note #1 memorializes recent MPD amendments on the square footage of the 127 units, the Unit Equivalent total, restates the maximum footprint and the need to amend the plat in the future to reflect as-built conditions. Mayor Williams opened the hearing, and with no public input, closed

the hearing. Jim Hier, "I move approval of the Nakoma Condomiums first amended and restated record of survey plat located at 8800 Marsac Avenue". Roger Harlan seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

9. Consideration of an Ordinance amending Section 4-3-10 of the Municipal Code of Park City, Utah to update outdoor sales regulations to limit the duration of sales to three days each, but additionally allow them up to 15 Sundays per year and allow only retail and service based businesses to be eligible for outdoor sales - Jonathan Weidenhamer explained Council had directed Staff to prepare alternatives that would allow merchants to hold sidewalk sales during all Sundays of the Park Silly Sunday Market. Staff recommends amending the ordinance to reduce the duration of each sale to three days (instead of 5) and provide a new allowance for additional Sundays, which would increase the total days allowed from 25 to 30. He clarified that nothing in the Municipal Code or Master Festival License regulations preclude allowing a sidewalk sale to allow during a concurrent MFL, but the City retains the ability to not allow sidewalk sales in certain cases, i.e., long-term contracts with events. He clarified this would apply throughout Park City. Mayor Williams opened the public hearing. Mike Sweeney stated the HMBA and merchants approve the proposed changes. Mayor Williams closed the hearing.
Roger Harlan, "I move approval of amendments to Section 4-3-10 of the Municipal Code to update outdoor sales regulations". Joe Kernan seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

10. Consideration of an Ordinance amending Section 4-5-3(C) and Section 4-6-5 of the Municipal Code of Park City to be consistent with Section 32A-7-102 of the State Code - Jonathan Weidenhamer explained the City's ordinance needed to be updated to ensure consistency between the City Code and State regulations. Mayor Williams opened the hearing and with no public input, closed the hearing. Joe Kernan, "I move approval of amendments to Sections 4-5-3(C) and 4-6-5 of the Municipal Code to be consistent with Section 32A-7-102 of the State Code". Candace Erickson seconded. The motion carried as follows:

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| Candace Erickson | Aye |
| Roger Harlan | Aye |
| Jim Hier | Aye |
| Joe Kernan | Aye |
| Liza Simpson | Absent |

**VI ADDITIONAL DISCUSSION – AGENDA ITEMS**

There was no additional discussion on agenda items.

**VII ADJOURNMENT**
Mayor Williams adjourned the Council Meeting at approximately 7:15 p.m.

The meeting for which these minutes were prepared was noticed by posting at least 24 hours in advance and by delivery to the news media two days prior to the meeting.

Prepared by Sharon C. Bauman

Sharon C. Bauman, Analyst II