



**PARK CITY COUNCIL MEETING MINUTES
445 MARSAC AVENUE
PARK CITY, SUMMIT COUNTY, UTAH 84060**

May 17, 2018

The Council of Park City, Summit County, Utah, met in open meeting on May 17, 2018, at 2:00 p.m. in the City Council Chambers.

Council Member Ware Peek moved to close the meeting to discuss property and litigation at 2:00 p.m. Council Member Joyce seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

CLOSED SESSION

Council Member Joyce moved to adjourn from Closed Meeting at 4:30 p.m. Council Member Worel seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

WORK SESSION

2018-19 City Manager's Recommended Budget: Five-Year Capital Improvement Plan Review:

Nate Rockwood, Budget Department, presented this item. Rockwood explained that he had organized the CIP budget presentation around Council priorities which were the highest weighted criteria, and the majority of the conversation would be the Treasure Hill project. He explained how funds were allocated and determined how flexibly the funds could be spent; the remaining General Fund was transferred to the Capital Fund and was the most flexible. Some of these were budgeted for ongoing Capital projects and asset maintenance.

Rockwood addressed specific projects, including those not recommended for CIP funding. He explained staff recommended allocating funds now to complete these projects in the near future.

Council Member Worel was surprised the Quinn's Complex lighting project was not funded despite public support. Luke Cartin and Ken Fisher, Sustainability and Recreation Managers, addressed the Council. Cartin explained that the MARC was piloting lighting technology controlled at the fixture level to assess effectiveness. The project was being funded by the Energy Efficiency Fund (EEF) which required a five-year return on investment; Quinn's fields did not qualify. Mayor Beerman reported community feedback that Quinn's lights were left on. Fisher explained the Quinn's Lighting Management policy, and stated the lights were on a timer. He added that independent groups had access to the lights, which caused lights to be left on. He said user error had improved in recent years but was not fail safe.

Council Member Gerber asked how and when the lights were used. Fisher replied 120 – 130 hours per year from February through October, which did not justify EEF funding. Council Member Ware Peek asked about a penalty if lights were left on, and suggested CIP selection criteria include public support for projects. The current lighting complied with the LMC. Foster asked if staff recommended the new MARC technology for Quinn's for the following year. Cartin clarified it was a possible option dependent on staff's response to the new system, RFP process and funding sources. He noted Quinn's bathrooms used more energy than the lights did due to heating. Rockwood stated the recommendation for the project was to reevaluate the following year.

Mayor Beerman asked about asset management funds for Quinn's fields. Fisher responded the Parks Department had a maintenance budget for repairs and new amenities were funded by Park Impact Fees. Rockwood explained asset management did not fund equipment replacement. Fisher added the requested amount included the removal and installation of the existing equipment.

Rockwood stated the Treasure Hill bond amount options: \$55 million or \$50.7 million; the proposed budget used the \$55 million amount. He said staff would return to present water projects at a future meeting. He presented projects organized under Council priorities: preserving and enhancing the environment, and inclusive community projects, which included affordable housing. He presented affordable housing projects and explained the funding came from the Lower Park Avenue RDA amount of \$28 million that could be bonded against. He stated the goal of a revolving funding pipeline for affordable housing projects was challenging in light of rising construction costs. The original plan included funding the Community Center through the RDA funding. Completing affordable housing projects was a priority, and revolving RDA funds would fund the Center after housing projects were completed.

Council Member Joyce asked about an affordable parking solution when the Homestake lot was developed. Rockwood stated parking solutions were built into transportation master planning. Council Member Worel asked about combining RDA funding with

public / private partnerships. Rockwood responded that was possible as long as RDA funds were being used toward affordable housing.

Rockwood explained that funding for the Treasure Hill bond was through the Resort Community Sales Tax, and was dedicated toward capital projects. Staff recommended issuing debt against that revenue at 65%.

Rockwood explained potential cash and debt capacity through 2021. He explained currently funded projects, Old Town street improvements and sidewalks, storm water and open space, could be delayed and those funds could be used to lower the bond amount. Rockwood explained Rossie Hill OTIS was an ongoing old town streets project. Council Member Worel asked about the long term impacts of delaying sidewalks and storm water. Rockwood reviewed projects that were recommended to be de-funded and stated they would cost more in the future but would not cause operational problems. He presented household cost estimates of the two bond amounts.

Council Member Joyce reflected on community input that the bond be as low as possible. He was supportive of the \$50.7 million option and thought the cost difference was about perception rather than a financial burden on households. Council Member Ware Peek agreed that voluntarily tightening the purse strings would be good. Mayor Beerman added the open space reserve money was slated for a specific purpose.

Council Member Gerber was in favor of the higher bond amount to preserve open space funds. Council Member Worel reported she had heard concerns in the community about the conservation easement and maintenance costs for open space. Rockwood reported those costs were not included in the budget and staff would include them. Foster stated Treasure Hill was a manageable size for the Trails budget as opposed to Bonanza Flat. Council Member Ware Peek asked about the timeline to replenish Resort Community Sales Tax funds. Rockwood responded it was approximately 2022 and reflected in the bond scenario graphs.

Mayor Beerman asked for Council feedback on bond sizing. Council Member Worel agreed with Council Member Joyce on bonding for \$50.7 million. Council Member Henney was supportive of austerity and was in favor of the \$50.7 to \$55 million range. Council Member Ware Peek asked about the burden on second home owners and agreed with Council Member Joyce. Council Member Gerber was in favor of the \$55 million amount to save for future open space opportunities. Mayor Beerman was comfortable with \$50.7 million.

Noise Ordinance Update:

This item was moved to Staff Communications.

REGULAR MEETING - 6:00 p.m.

I) ROLL CALL

Attendee Name	Status
Mayor Andy Beerman Council Member Becca Gerber Council Member Tim Henney Council Member Steve Joyce Council Member Lynn Ware Peek Council Member Nann Worel Diane Foster, City Manager Matt Dias, Assistant City Manager Mark Harrington, City Attorney Michelle Kellogg, City Recorder	Present
None	Absent

II) COMMUNICATIONS AND DISCLOSURES FROM COUNCIL AND STAFF

Staff Communications Reports:

1. Noise Ordinance Update
2. Rocky Mountain Power 2018 Update
3. Update on Hillside Avenue and Old Town Access and Traffic Circulation Improvements

Council Questions and Comments:

Council Member Worel participated in Meals on Wheels Week. She attended the Board of Health meeting. She attended the Peace House board meeting and did a walk-through of the new building. She reported the Council was invited to Walk a Mile in Her Shoes. She attended a Senior Center parking meeting with Kenzie Coulson, Parking Manager. She participated in Coffee with Council and a panel on mental wellness for Mental Health Awareness Month. She attended the Library board meeting. She congratulated staff that were recognized at the Service Awards dinner.

Council Member Henney attended Public Art Advisory Board meeting. He attended Coffee with Council and reported there was feedback to expand the brown bus line and better regulate e-bikes. He attended the Service Awards dinner and the Summit Land Conservancy board meeting, and reported all boards were reflecting the complexity of current issues and land deals.

Council Member Ware Peek attended the Future is Now tunnel mural opening. She attended the Climate Solutions round table. She conducted outreach with new Community Engagement liaison, Rocio Torres. She met with the Park City Community

Foundation regarding the Social Equity initiative. She participated in the Wasatch Economic Summit and reported that growth is coming, and Park City was being proactive and creating relationships. She moderated a panel for Connect's Mental Health Awareness Month.

Council Member Gerber attended the Service Awards dinner. She asked drivers to be aware of bike riders and walkers.

Council Member Joyce attended the Wasatch Economic Summit and reported affordable housing and transportation were critical regional issues. He attended the Basin Open Space Advisory Committee and noted they had spent down their open space funding. He and Council Member Ware Peek met with the Gorsuch family who wished to be an integral part of the community.

Mayor Beerman mentioned May was bike month. He attended the Service Award Dinner and was proud of staff. He attended the Economic Summit and was stunned by growth in Wasatch County and Heber, and saw it as an opportunity to collaborate.

I) PUBLIC INPUT (ANY MATTER OF CITY BUSINESS NOT SCHEDULED ON THE AGENDA)

Mayor Beerman opened the meeting for those who wished to address the Council on items not listed on the agenda. He stated this was an opportunity for public input on the budget hearing.

Noah Levine, resident, read a prepared statement and urged the Council to reconsider funding for lights the Quinn's Junction fields.

Michelle Downard, Deputy Building Official, stated the new noise ordinance was effective.

Mayor Beerman closed the public input portion of the meeting.

IV) CONSIDERATION OF MINUTES

Consideration to Approve the City Council Meeting Minutes from May 3, 2018:

Council Member Gerber moved to approve the City Council Meeting Minutes from May 3, 2018. Council Member Ware Peek seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

V) CONSENT AGENDA

1. Request to Authorize the City Manager to Enter into a Professional Service Agreement with Alliance Engineering in the Amount of \$9,490.00 for the Lot 4 Intermountain Healthcare Park City Medical Campus/ USSA Headquarters and Training Facility Subdivision, in a Form Approved by the City Attorney:

2. Request to Approve the Settlement Amount of \$200,000.00 in the Coleman McClary v. Park City Municipal Corporation Personal Injury Litigation:

3. Request to Proceed With the Construction of a Single-Track Trail on the Old Ranch Hills Property (SS-61-B-2-X), Consistent With the Terms of the Old Ranch Hills Conservation Easement Held by Summit Land Conservancy:

Council Member Worel moved to approve the Consent Agenda. Council Member Joyce seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

VI) OLD BUSINESS

1. Park City Youth Council Project Proposal Update:

Mia Levine, Youth City Council (YCC) Mayor, Alec Padan, website administrator, and Annie Sheinberg, photographer, presented further findings of their Teen Center survey. They presented a proposal for their 2019 project of a collated calendar on Instagram. Levine mentioned there was a Teen Safe Space in the month of May at the Miner's Hospital supported by Connect and the Summit County Mental Health Alliance. Padan mentioned the Council was interested in pop-up events at local businesses and inviting students from other districts. Levine thanked the City, Connect and Summit County.

Council Member Gerber asked if the YCC would administrate the calendar. Levine expressed interest in formulating the calendar and looking into community partners, and asking the City for support if needed. Council Member Henney asked the students what they thought of the survey results. Sheinberg stated they learned teens weren't interested in a dedicated or overly monitored space; instead, teens wished to interact. Levine added the project idea also came from parents wanting teens to be safe while doing fun and affordable activities.

Council Member Ware Peek enjoyed the survey results and asked if the Council was considering making the safe space a regular event. Levine said she would present data from this year's pilot program to Connect and Summit County Mental Health Alliance to

assess continuing the program in May 2019, or beyond. Council Member Ware Peek asked about transformational spaces and called out Lucky Ones Coffee; was it a place they wanted to hang out? Levine responded Basin Recreation had a space but students didn't know it existed. She wished the YCC project would highlight existing spaces. She spoke to a safe space being a resource even for those who are not interested in locating resources.

Council Member Worel was impressed with the survey results and discovering action items. She asked about a timeline. Meg Ryan, advisor, proposed the project would continue into the next school year. She requested Council support of the program in the following year to start in the fall.

Mayor Beerman was impressed and thanked YCC for their work. Ryan asked for direction to continue the program at a future date.

2. Bonanza Flat Planning Update and Review of the Draft Permitted and Prohibited Use Language:

Council Member Ware Peek disclosed that her spouse owned property in Brighton Estates but it would not affect her objectivity. Mayor Beerman clarified the discussion would not address access.

Heinrich Deters, Wendy Fisher, and Marie Lenihan-Clark, Summit Land Conservancy, presented this item. Fisher stated from July 2017 to February 2018, staff gathered resource inventory, and stakeholder and public input to develop the conservation easement. She stated unforeseen management issues outside of the Bonanza Flat bounds had been brought into the conversation. She reminded the Council that the language was not final.

Fisher reviewed the 2015 and 2018 survey results which supported the proposed management zones, prohibiting motorized winter recreational use and limiting dog access. She reviewed native species. She presented the proposed management plan and zones and explained how management would overlap with uses and work alongside the conservation easement. She stressed the importance of baseline documentation for continued monitoring of conservation efforts.

Fisher reported proposed public access trailheads were areas that were already being used and trails would follow established routes if functional. She stated the management plan stayed true to a no net-increase use of the property and enhancing the watershed value through reclamation. Monitoring protocols were included in the plan for invasive species. She added the plan included restoration and resource management in wetland areas. She presented a timeframe and funding sources and highlighted the adaptability of the plan.

Council Member Joyce asked about underlying mining rights. Deters confirmed the City had purchased them with the property. Council Member Joyce asked about multi-use trails. Fisher responded the language could be refined but currently the primitive area would be hiking only and the recommendation was up to multiple use. When asked what limited grooming for nordic trails meant, Deters and Fisher responded to allow grooming but not make it obligatory, and noted the recommendation came from multiple stakeholders. Council Member Worel asked about enforcement. Fisher stated there was interlocal support for enforcement and to take enforcement slowly. Deters added the easement would be critical to enforcement.

Deters presented a plan to create four new trailheads with infrastructure and connecting trails. He requested Council feedback to move forward with planning and procurement. Council Member Gerber was concerned about bikers on the narrow road and asked if there was a proposal for a bike road. Deters stated this was an opportunity to implement well thought out options with signage to let people know of changes.

Council Member Ware Peek noted the distance between trailheads and the summit. She wondered if people would think it was too far. Deters responded it would take time for people to get used to a new system, but he hoped it would create a better product. Fisher mentioned that shuttle services had increased.

Mayor Beerman opened the meeting for public input.

Bridget Meinhold, Brighton Estates resident, was in support of the recommendations. She expressed disappointment that Brighton Estates was not included in the plan. She stated they had asked to be part of the discussion and solution and she had reached out, but had not heard back. She stated Talisker had a right in the deal and their allowed uses were not clear to the public. She explained Talisker's holdings in Bonanza Flat, and stated property was red tagged but in use anyway during the winter. She indicated they did not clean up after themselves. She asked how Talisker would be managed, and why the management plan did not address Talisker.

Rick Johnson, Brighton Estates resident, stated the needs of Brighton Estates residents were not being addressed by the Council. He stated he was in discussion on behalf of Brighton Estates with Wasatch County and asked to meet with the Council.

Katie Eldridge, Brighton Estates resident, was concerned about passing an easement without discussing access. She expressed frustration about being excluded from the conversation regarding access. She asked the Council to consider the residents' concerns about getting home to Brighton Estates, and asserted residents were smart and wanted to help.

Mark Fisher, President of the Brighton Estates HOA, asked the Council to consider social equity. He expressed concerns about historically high impacts to the area from bikers and vehicles. He gave a history of a dump in the neighborhood and felt residents were owed a visit from the Council. He stated residents felt beat up from every angle. The area was residents' refuge and he wanted it to stay that way.

Mayor Beerman closed the public input portion of the meeting.

Mayor Beerman stated Talisker was included in the purchase of the property. Deters clarified there was a new owner. Fisher explained the hut and deck referenced during public comment were considered existing structures separate from Talisker.

Deters explained how parking was dispersed based on use numbers. Fisher clarified these were draft language components. She added that installing restrooms was critical to protecting the watersheds.

Council Members Joyce and Henney supported the current direction and recommendations in the report. Council Member Ware Peek asked for clarification about the dump. Deters clarified Wasatch County held a bond associated with remediation. The obligation had passed from Talisker to the bank. He reported there was a planned site visit and the Wasatch County planning director wished to attend.

Council Member Ware Peek asked when public access would be addressed. Fisher explained that other jurisdictions were involved and she couldn't say, but noted technical and jurisdictional committee meetings were scheduled and open to the public. Purchasing the property in foreclosure presented challenges that staff was managing now. Fisher commented on tremendous leadership throughout the process.

3. Consideration to Approve Nine Dates for the Big Stars Bright Nights Concert Series (7/2, 7/13, 7/23, 8/5, 8/10, 8/11, 8/16, 8/24, 9/2), Which are to be Held at Quinn's Sports Complex, with the Exception of 7/13 Which Will be at City Park, Conditioned Upon a Staff Approved Operational Plan for Each Event/Venue:

Jenny Diersen and Jonathan Weidenhamer, Economic Development, presented this item. Diersen explained the operational and mitigation details for the event. She asked the community to take provided transit, and stated the fee reduction request would come later in May.

Council Member Worel disclosed she was a Park City Institute donor. Council Member Ware Peek confirmed there would be a bike valet at City Park. Council Member Gerber asked about specific mitigations for the City Park concert. Diersen stated staff needed to secure permission for parking at the high school and resort and confirmed regular transit would continue but traffic would be restricted on Park Avenue, and community outreach would take place prior to the event.

Council Member Henney reported a homeowner near Quinn's was concerned about event parking in her neighborhood and thought the concern was legitimate. Diersen replied Streets and Police would assist with parking concerns and appealed to the community to commute wisely. She added access to facilities was a priority. Council Member Henney echoed her appeal to the community.

Mayor Beerman opened the public hearing.

Teri Orr, Director of the Park City Institute, thanked the Council for their support. She stated the opportunity was critical to her organization and thanked staff, Diersen and Weidenhamer.

Sam Rubin, local transportation business owner, stated the for-hire transportation community wished to assist with transportation concerns during this event. He offered free shuttles from all parking areas during the event. He stated the funds would be better spent for Park City Institute programming. He asked the Council to approve the event and asked for opportunity to be involved.

Mayor Beerman closed the public hearing.

Council Member Henney asked if additional transportation was required for the event. Diersen confirmed specific requirements would be determined after Council approval. Foster clarified the City could not use its own vehicles by federal law.

Council Member Gerber was very concerned about the impacts of the concert at City Park and locals feeling entitled to parking downtown. She was concerned about traffic on SR 248 as concerts let out, as well as the associated costs. She asked about set-up and take-down late at night.

Council Member Ware Peek expressed concern for 2,500 people in City Park at once. Diersen reported July 4th was well above 2,500 people and noted the event was ticketed. She stated load-in, load-out and security were details that would be addressed shortly. Council Member Ware Peek called on the community to help mitigate traffic impacts. Diersen stated staff would plan, learn and adapt.

Council Member Worel wished for staff to remain the authority over operations approvals. Council Member Gerber hoped that this year's locations would not become the norm. She stated these venues were not designed for this activity. She wished to honor the community's desire to stop pushing the envelope and felt uncomfortable with these events, especially in July.

Council Member Henney respected Council Member Gerber's concerns and stated the community needed to rise to the occasion; he had faith in the community. Mayor

Beerman thanked Public Safety and stated the City was pushing them to the maximum. He asked the community to be patient and cooperative.

Council Member Worel moved to approve nine dates for the Big Stars Bright Nights Concert Series (7/3, 7/13, 7/23, 8/5, 8/10, 8/11, 8/16, 8/24, 9/2), which are to be held at Quinn's Sports Complex, with the exception of 7/13 which will be at City Park, conditioned upon a staff approved Operational Plan for each event/venue. Council Member Ware Peek seconded the motion.

RESULT: APPROVED

AYES: Council Members Henney, Joyce, Ware Peek, and Worel

NAYS: Council Member Gerber

Council Member Gerber stated she was not in favor of the concerts on July 3 and 13 at City Park.

VII) NEW BUSINESS

1. Proposed Budget for Fiscal Year 2018-2019 for Park City Municipal Corporation and its related agencies:

Council Member Ware Peek wished lighting at Quinn's could be considered for funding this year. Rockwood responded the Council could identify other projects to be offset. Council Member Henney was in favor of evaluating the lights in 2019 and reporting a timeline of when it would be funded. Council Member Joyce cautioned against funding outside of the budgeting for outcomes process. Council Member Worel requested that CIP proposals and rationale be available. Council Member Henney responded to Council Member Joyce and stated it was Council authority during the budget process. Mayor Beerman agreed and requested scenarios for funding Quinn's lighting in context for 2019 and 2020.

Mayor Beerman opened the public hearing. No comments were given. Mayor Beerman closed the public hearing.

Council Member Gerber moved to continue the proposed budget for fiscal year 2018-2019 for Park City Municipal Corporation and its related agencies to May 31, 2018. Council Member Joyce seconded the motion.

RESULT: CONTINUED TO MAY 31, 2018

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

2. Consideration to Approve Resolution No. 11-2018, a Resolution Adopting the May 2018 City Property Disposition List:

Heinrich Deters explained this was an annual approval to provide transparency regarding City-owned property with development potential. Regarding the Olympic Plaza, Council Member Gerber asked if uses were restricted. Deters replied they were not and Council could change the uses. Council Member Gerber requested affordable housing be added to which the Council agreed. Foster stated Alfred Knotts, Transportation Manager, would present opportunities for transportation soon. Mayor Beerman recommended a housing discussion following Knotts' presentation.

Mayor Beerman opened the public hearing. No comments were given. Mayor Beerman closed the public hearing.

Council Member Ware Peek moved to approve Resolution No. 11-2018, a resolution adopting the May 2018 City Property Disposition List. Council Member Worel seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

3. Consideration to Approve Ordinance No. 2018-21, an Ordinance Amending the Land Management Code of Park City, Utah, Amending Master Planned Affordable Housing Development, Section 15-6-7; and Defined Terms, Section 15-15:

Bruce Erickson, Anne Laurent and Hannah Tyler, Planning Department, presented this item. Erickson stated amendments balanced the housing equity program with the goals of the Council. Tyler presented the code amendments that aligned with the Housing Resolution. She explained the details of the density bonus, and stated she had been on the affordable housing tour and was struck by the level of density of housing projects in other communities.

Council Member Worel asked if staff had included local developers. Laurent replied no, but the amendments addressed developers' requests for more clarity. She added the amended code was a tool when applied to a specific site, and during negotiation.

Council Member Joyce asked how the Planning Commission could increase density. Tyler clarified use of the term 'the Planning Commission may' would not be based on subjective criteria. Erickson and Laurent explained how the process was a sliding scale. Council Member Henney stated the incentive was not enough height or density bonus for private developers. Even so, the community did not want height or density bonuses.

Erickson clarified that the amendments allowed doubling density outside of Historic Residential District and height was determined by the Master Planned Development

(MPD). Laurent stated the process was designed to allow affordable housing to go through the MPD process in a new way, and agreed height was controversial. Council Member Henney liked the tool but was concerned the community did not support increased density.

Erickson spoke to the potential for significant additional density within current affordable housing projects. Tyler added each request would go through the public process. Council Member Joyce expressed concern that the amendments only applied to City projects. Laurent commented that developments required land from the City. Other tools for affordable housing by private developers were obligations and tax incentives. Council Member Gerber thought land was limited and staff was moving in the right direction.

Mayor Beerman asked for examples of this application to other projects. Laurent requested time to conduct an economic analysis and return. Harrington recommended clarification of the difference between AUEs and UEs.

Tyler reported staff would return to edit the regular and affordable MPD parking requirements and micro-unit parking exemption. Laurent clarified that parking management plans were required to address impacts. Council Member Joyce was concerned about micro units not having parking and fee-in-lieu parking because it benefitted the City. Harrington clarified it was a commonly used tool. Council Member Joyce was concerned about public perception of under-parking affordable housing projects. Laurent offered a few possible solutions.

Tyler asked for direction on a continuance. Council Member Worel struggled with a plan that would only benefit the City. She requested to see how this would create public/private partnerships and recommended an economic analysis. Laurent clarified this would be a solution if the City was donating land. Mayor Beerman asked for time for the Council to digest the report. Laurent asked for specific direction.

Council Member Henney moved to continue Ordinance No. 2018-21, an ordinance amending the Land Management Code of Park City, Utah, Amending Master Planned Affordable Housing Development, Section 15-6-7; and defined terms, Section 15-15 to a date uncertain. Council Member Gerber seconded the motion.

RESULT: CONTINUED TO DATE UNCERTAIN

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

Council Member Henney moved to amend the agenda to address items eight and six. Council Member Joyce seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

8. Consideration to Approve the New Level Three Event, Latino Arts Festival, to be Held June 15-18, 2018, on Park City Library Field, based on Findings of Fact, Conditions of Approval and Conclusions of Law in a Form Approved by the City Attorney's Office:

Jenny Diersen and Chris Phinney, Special Events, presented the event details. Council Member Worel asked for an inclement weather plan. Phinney stated there was a tent and the event organizers had reserved some rooms in the Library. Council Member Joyce asked if the proposal went through the Recreation Advisory Board (RAB). Diersen stated the Special Events Advisory Committee (SEAC), Sheryl Fox and Heinrich Deters had determined the use was appropriate for the Special Event process. Phinney stated the Library field would not be an off-leash dog park during the event and Library restrooms were sufficient.

Mayor Beerman opened the public hearing.

Max Ventura, Park City Christian Center Outreach Coordinator, thanked the Council for their support of this community event in a central location.

Hadley Dynak, Director of the Arts Council, thanked the Council for their support of arts and culture in the community. She stated the Council's approval of the Park City Institute's event and the Latino Arts Festival demonstrated their support for their top and critical priorities. She stated the recommendations of Project ABC supported culturally relevant events and was the only Latino event in Utah. She wished the Council would approve the location despite its challenges.

Mayor Beerman closed the public hearing. Mayor Beerman suggested the fees come from the Council Contingency Fund.

Council Member Gerber moved to approve the new Level Three Event, Latino Arts Festival, to be held June 15-18, 2018, on Park City Library Field, based on findings of fact, conditions of approval and conclusions of law in a form approved by the City Attorney's Office with fee costs to come from the Council Contingency Fund. Council Member Ware Peek seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

6. Consideration to Approve Ordinance 2018-23, an Ordinance Amending the Land Management Code of Park City, Utah, Amending Chapter 15-2.16 Recreation Commercial (RC) and Chapter 15-2.13 Residential Development (RD) Zoning Districts, Relating to Conditional Uses Within Those Zones:

Laura Newbury, Planning Department, presented the recommendation.

Mayor Beerman opened the public hearing.

Robin Milne, Promontory Club General Manager, expressed her thanks and support of the ordinance.

Mayor Beerman closed the public hearing.

Council Member Joyce moved to approve Ordinance 2018-23, an ordinance amending the Land Management Code of Park City, Utah, amending Chapter 15-2.16 Recreation Commercial (RC) and Chapter 15-2.13 Residential Development (RD) Zoning Districts, relating to conditional uses within those zones. Council Member Henney seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

4. Consideration to Authorize the City Manager to Execute a Professional Services Agreement, in a Form Approved by the City Attorney, with NelsonNygaard Consulting Associates, Inc., to Provide a 2050 Long Range Transportation Plan (LRTP) for Park City Municipal Corporation, in an Amount Not to Exceed \$561,190.00:

Matthew Hartnett and Julia Collins, Transportation Planning, presented this item. Collins stated the 2011 transportation plan was outdated and predated the General Plan. Collins explained what the LRTP would include. Hartnett added the LRTP would revision and redefine data measurement and analysis, and establish a vision to support future funding. Collins added the long range 2050 timeline was consistent with State planning.

Hartnett stated the LRTP would include scenario development for population growth, development and transportation programs. He highlighted an app-based travel survey would gather additional data and noted tourists and day visitors would be captured in ways outside of the app – the app would be one tool in the toolbox. Collins highlighted other aspects of the LRTP. Foster added regional partners and outside funding opportunities were possible in the future. She impressed the importance of a Park City-centric plan. Collins added that regional agencies could roll into the plan as it was set up horizontally.

Council Member Worel asked about the app-based survey for elderly residents. Harnett and Collins confirmed there could be alternative options, and the app collected data without user participation. Council Member Joyce wondered how the plan would be regional. Collins responded it would record regional travel and how it impacted Park City.

Council Member Joyce asked about the timeline with Highways 224 and 248 planning. Collins responded that the gateway corridors needed attention now, and spoke to improving the larger system using the proposed plan. Council Member Ware Peek asked how a LRTP would strengthen the conversation with UDOT. Collins responded it would strengthen conversations. Council Member Henney highlighted regional growth and stated the return on investment would be outstanding. Council Member Worel asked how long it would take to get to Phase Five. Collins stated approximately sixteen months, with adoption in Spring, 2019.

Council Member Joyce asked about doing this independently or at the Joint Transportation Advisory Board (JTAB) level. Council Member Henney thought Park City should take leadership for the region. Foster clarified that the County would be heavily involved, and spoke to Collins' regional relationships. Collins added that funding sources overlapped with Summit County and stated the plan was intentionally financially constrained.

Mayor Beerman opened the meeting for public input. No comments were given. Mayor Beerman closed the public input portion of the meeting.

Harrington asked that the timeline be clarified. Collins confirmed dates would be flexible. She added staff would look into a paper survey option.

Council Member Worel moved to authorize the City Manager to execute a professional services agreement, in a form approved by the City Attorney, with NelsonNygaard Consulting Associates, Inc., to provide a 2050 Long Range Transportation Plan (LRTP) for Park City Municipal Corporation, in an amount not to exceed \$561,190.00. Council Member Joyce seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

5. Consideration to Approve Ordinance No. 2018-22, an Ordinance Approving an Extension of the January 5, 2017 Approval of the 152 Sandridge Avenue Subdivision Located at 152 Sandridge Avenue, Park City, Utah, Pursuant to Findings of Fact, Conclusions of Law, and Conditions of Approval in a Form Approved by the City Attorney:

Bruce Erickson reported staff continued to negotiate the encroachment agreements and recommended approval.

Mayor Beerman opened the public hearing. No comments were given. Mayor Beerman closed the public hearing.

Council Member Worel asked about the applicant being non-responsive. Erickson responded the encroachment agreements were negotiated to protect the historic house and retaining wall.

Council Member Joyce moved to approve Ordinance No. 2018-22, an ordinance approving an extension of the January 5, 2017 approval of the 152 Sandridge Avenue subdivision located at 152 Sandridge Avenue, Park City, Utah, pursuant to findings of fact, conclusions of law, and conditions of approval in a form approved by the City Attorney. Council Member Worel seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

7. Consideration to Approve Ordinance 2018-24, an Ordinance Amending the Land Management Code of Park City, Utah, Chapter 15-4-12, 15-7.1-3, 15-7.1-6, 15-12-15, 15-15-1 to Replace the Term Record of Survey with Condominium; Chapter 15-10-5 and 15-11-3 to Update the Board of Adjustment and Historic Preservation Board Voting Language; and Chapter 15-15-1 to Update the Definition of Floor Area:

Council Member Gerber moved to continue Ordinance 2018-24, an ordinance amending the Land Management Code of Park City, Utah, Chapter 15-4-12, 15-7.1-3, 15-7.1-6, 15-12-15, 15-15-1 to replace the term record of survey with condominium; Chapter 15-10-5 and 15-11-3 to update the Board of Adjustment and Historic Preservation Board voting language; and Chapter 15-15-1 to update the definition of floor area, to May 31, 2018. Council Member Ware Peek seconded the motion.

RESULT: CONTINUED TO MAY 31, 2018

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

9. Consideration to Authorize the City Manager to Sign a Utah Department of Transportation (UDOT) Construction Agreement in a Form Approved by the City Attorney and for an Amount of \$1,968,776, Contingent on Final Approval of Funds Scheduled for Approval by Summit County Council (SCC) Scheduled for May 23, 2018:

Corey Legge, Engineering, stated construction would occur in June. He presented details of the agreement and improvements from Prospector to Sidewinder and Gold Dust Avenues.

Mayor Beerman opened the meeting for public input.

Craig Dennis, Executive Director of Prospector Square Property Owner's Association, thanked staff and the Council, and asked the Council to approve the item. He stated the timing was ideal.

Mayor Beerman closed the public input portion of the meeting.

Council Member Ware Peek moved to authorize the City Manager to sign a Utah Department of Transportation (UDOT) Construction Agreement in a form approved by the City Attorney and for an amount of \$1,968,776, contingent on final approval of funds scheduled for approval by Summit County Council (SCC) scheduled for May 23, 2018. Council Member Joyce seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

VIII) ADJOURNMENT

IX) PARK CITY REDEVELOPMENT AGENCY MEETING

X) ROLL CALL

Attendee Name	Status
Chair Andy Beerman Committee Member Tim Henney Committee Member Steve Joyce Committee Member Lynn Ware Peek Committee Member Nann Worel Diane Foster, City Manager Matt Dias, Assistant City Manager Mark Harrington, City Attorney Michelle Kellogg, Secretary	Present
Committee Member Becca Gerber	Excused

XI) PUBLIC INPUT (ANY MATTER OF CITY BUSINESS NOT SCHEDULED ON THE AGENDA)

Chairman Beerman opened the meeting for public input. No comments were given. Chairman Beerman closed the public input portion of the meeting.

XII) NEW BUSINESS

1. Consideration to Authorize the Executive Director to Enter Into a Construction Agreement in a Form Approved by the City Attorney's Office with DRD Paving LLC., for the Main Street Bollard project in an amount Not to Exceed \$82,445:

Matt Twombly, Economic Development Project Manager, and Hugh Daniels and Mike McComb, Emergency Management, presented this item.

Committee Member Ware Peek asked how bollard locations were determined. Daniels confirmed there were two parking garages: Summit Watch and Town Lift. He stated they protected events on lower Main Street from vehicles exiting the garages. Committee Member Worel asked what the bollards were made of. Daniels responded carbon steel powder coated safety red.

Chairman Beerman opened the meeting for public input. No comments were given. Chairman Beerman closed the public input portion of the meeting.

Committee Member Ware Peek moved to approve the Executive Director to enter into a Construction Agreement in a form approved by the City Attorney's Office with DRD Paving LLC., for the Main Street Bollard project in an amount not to exceed \$82,445. Council Member Worel seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

2. Consideration to Grant a Non-Exclusive Utility Easement, in a Form Approved by the City Attorney, Across Parcel PC-563-X Owned by the Park City Redevelopment Agency (RDA) to Install Verizon Wireless Fiber Service to 250 Main Street:

Corey Legge presented this item and requested approval.

Chairman Beerman opened the meeting for public input. No comments were given. Chairman Beerman closed the public input portion of the meeting.

Committee Member Worel moved to grant a non-exclusive utility easement, in a form approved by the City Attorney, across parcel PC-563-X owned by the Park City Redevelopment Agency (RDA) to install Verizon Wireless Fiber Service to 250 Main Street. Council Member Henney seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

XIII) ADJOURNMENT

Council Member Worel moved to adjourn. Council Member Henney seconded the motion.

RESULT: APPROVED

AYES: Council Members Gerber, Henney, Joyce, Ware Peek, and Worel

Minda Stockdale, Deputy City Recorder

May 17th, 2018

Honorable Mayor, City Manager, City Council & City Recreation Manager,

First of all, thanks to each of you for the efforts that you constantly put forth on behalf of the city and its residents.

The field lighting at the Quinn's Athletic Complex is one of the capital projects up for a recommendation at the Budget hearing scheduled for May 17th, 2018. My understanding is that it is likely going to fall short of being recommended this year and I urge reconsideration.

Since it's installation in 2006, the lighting at the Quinn's Complex has been a disruption to wildlife and a frustration to Park City residents. The magnitude of light trespass and glare is disruptive, not just to the surrounding neighborhoods of Park Meadows and Park City Heights, but it is blinding to any person entering Park City via the Highway 248 corridor.

One of City Council's **Critical Priorities** is Energy. The current lighting at Quinn's is inefficient and arguably conflicts with the City's own land management code. It is also inconsistent with mandates placed on private developers to preserve the night sky.

LED technology has changed meaningfully over the last few years and now Park City is in a position to improve the lighting at the Quinn's Complex in a way that is 1) cost effective, 2) more energy efficient, 3) works just as well (some would argue better) for the athletes on the field and 4) dramatically reduces light trespass and glare to Park City's entry corridor, wildlife corridor and surrounding neighborhoods.

This discussion between residents and Park City Municipal is documented to have been taking place for over 10 years. Please allocate funds to finally remedy this issue.

For your reference I've attached 2 photos. The Notre Dame prep comparison is a before & after that is an example of what is possible. The second image captures what we have all seen for far too many years (taken at 11:22pm on 4/4/2018). Thanks again for all of your efforts.

Sincerely,

Noah Levine -Park City Resident



1977

SportsCluster

1989

SportsCluster-2

1989

SportsCluster-2
with Level 8"

1989

Total Light
Control™

2005

Light-Structure
Green™ System
HID

2015

Light-Structure
Green™ System
LED

2015

Other Luminaire
Manufacturer
LED

Photographed at 100 ft (30 m) from field edge

Used equal parameters for:

- On-field light level per pole
- Wattage per luminaire
- Mounting height
- Luminaire aiming angles
- Pole distance from aiming point

Musco: what can be

AFTER: TOTAL LIGHT CONTROL — TLC FOR LED™



What often is

BEFORE: OTHER LED FIXTURE MANUFACTURER



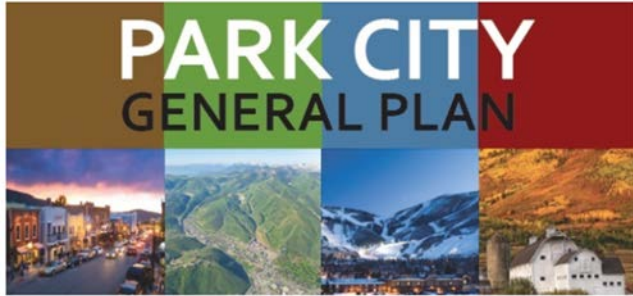
©2017 Musco Sports Lighting, LLC • 141024 • M-2293-enUS-1 • Photographs taken with same camera at same settings: DJI FC220 camera with 26.3mm f/2.2 lens; shutter speed - 1/25 sec.; lens aperture - f/2.2; ISO - 100

Long Range Transportation Plan

Alfred Knotts, Julia Collins, Matthew Hartnett

May 17th, 2018

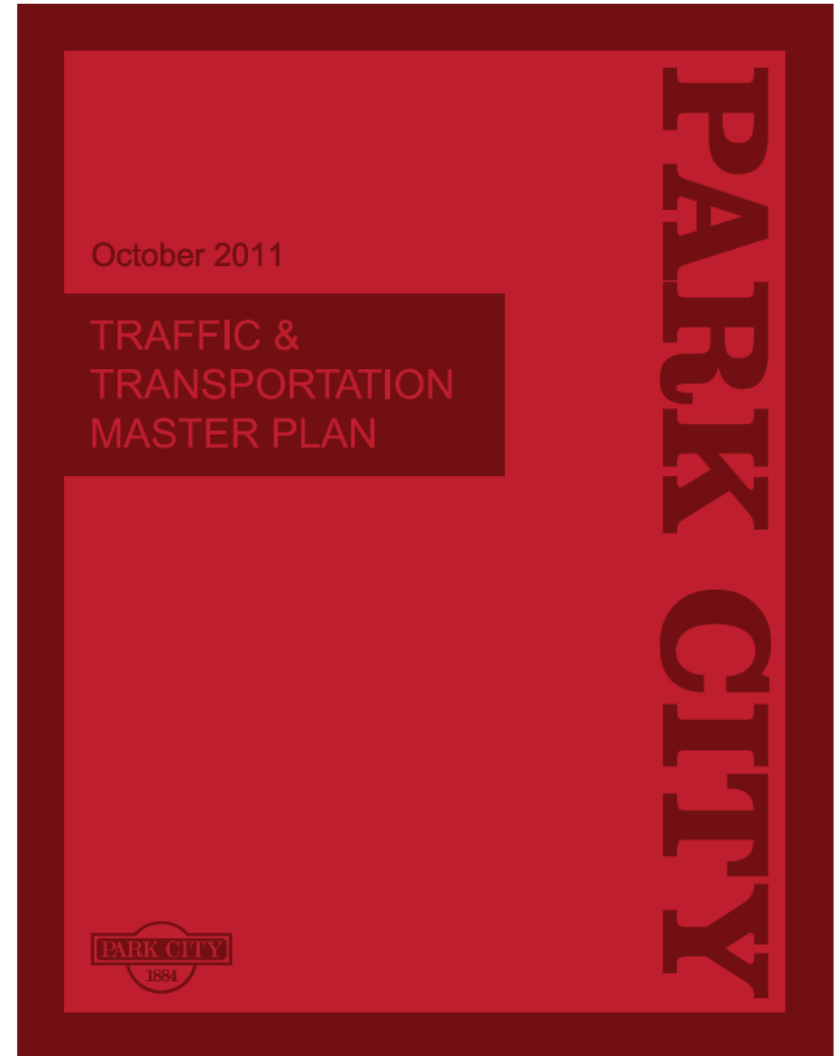
The Opportunity



2014 GENERAL PLAN

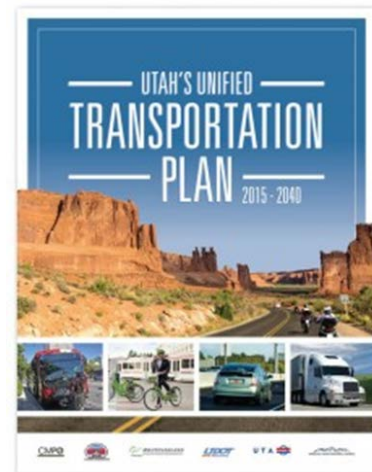
Update:

- Ties recent plans and updates previous plans
- visions, goals, and performance metrics



Long Range Transportation Plan

- Update visions, goals, and performance metrics
- Future needs analysis – External growth factors
- Prioritize projects – near- and long-term
- Implementation/Action Plan
- Coordination with state-wide STIP and Utah Unified Transportation Plan
- Specific attention to transportation's nexus with other priorities
 - Access to opportunity
 - Air quality/energy
 - Sustainability



Establishing a Blueprint for Transportation

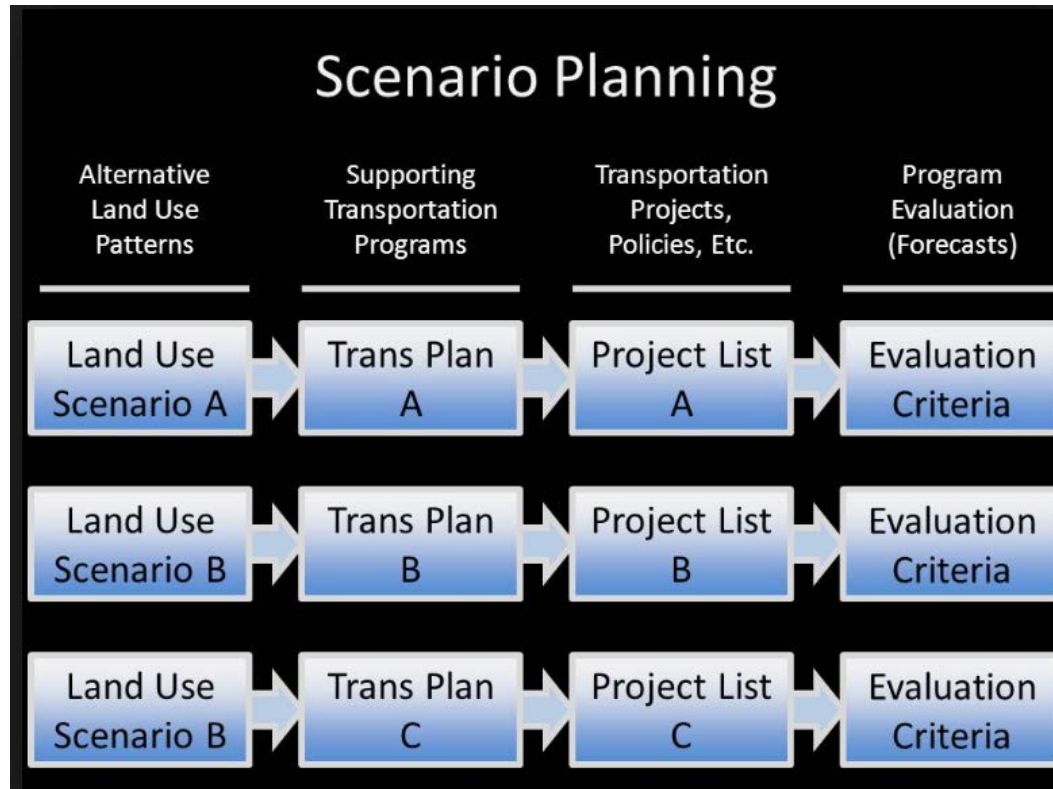
Why Update

- Local and Regional Conditions vastly different than 2011
- Goals that are contradictory (e.g. reduce congestion vs. reduce VMT, improve driving travel times in TTMP)
- Better alignment w/ current Federal, State and County planning principals and funding opportunities
- Relationships between socioeconomics, demographics, land use and transportation
- Frequent and ongoing data collection and monitoring (e.g., Origin-Destination surveys, performance metrics)
- Model validation – coordinate w/ Summit County, UDOT and MAG
- Plan for advanced/”disruptive” technologies

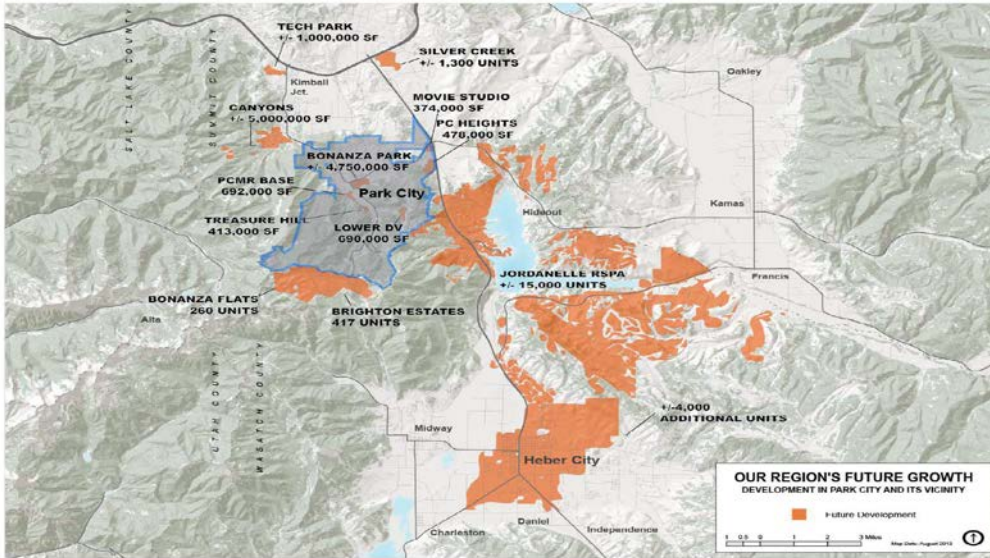


Next Steps

Scenario Planning



Scenario planning provides a framework for developing a shared vision for the future by analyzing various forces (e.g., health, transportation, economic, environmental, land use, etc.) that affect growth – US DOT



Recent Growth in Households

Location	2000	2013	% Increase
Park City	7,400	7,950	8%
Salt Lake County	898,400	1,079,700	20%
Summit County	29,750	38,500	29%
Wasatch County	15,200	26,450	74%

Projected Growth in Households

Location	2015	2040	% Increase
Park City	7,900	10,000	26%
Salt Lake County	1.08M	1.51M	40%
Summit County	38,000	71,000	84%
Wasatch County	26,000	59,000	123%

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Update Street Standards and Design Guidelines

Local Road – Old Town

Daily Traffic Volumes: <2,000

Threshold: 2,500 daily traffic

Description: Primarily designed to provide access to houses. Usually provide access (driveways) over speed.

When the full ROW width is not available, the order of priority on flex space will be:

Parking
Sidewalks

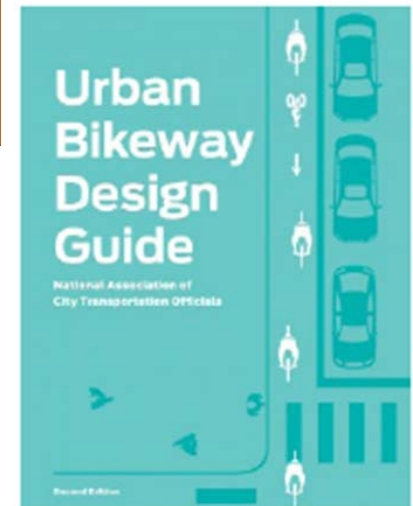
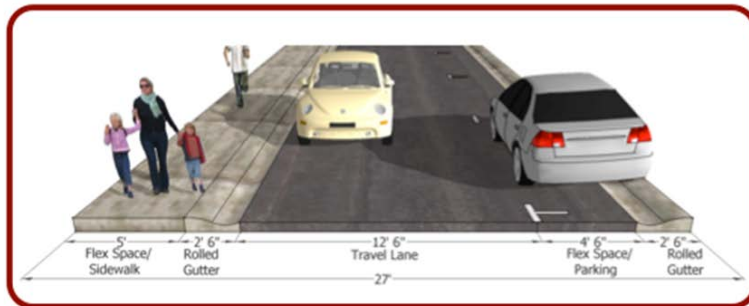
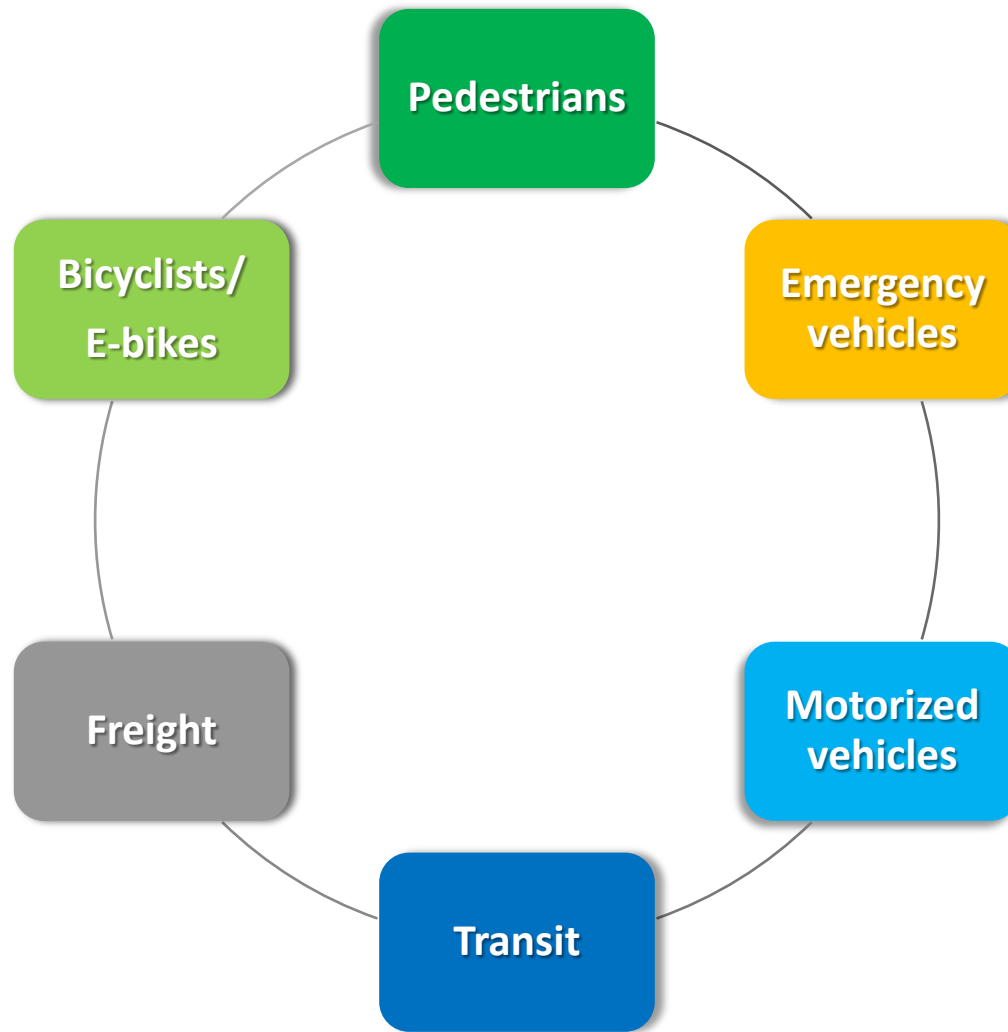


Image from the 2011 TTMP, 4-8

Context Sensitive Design

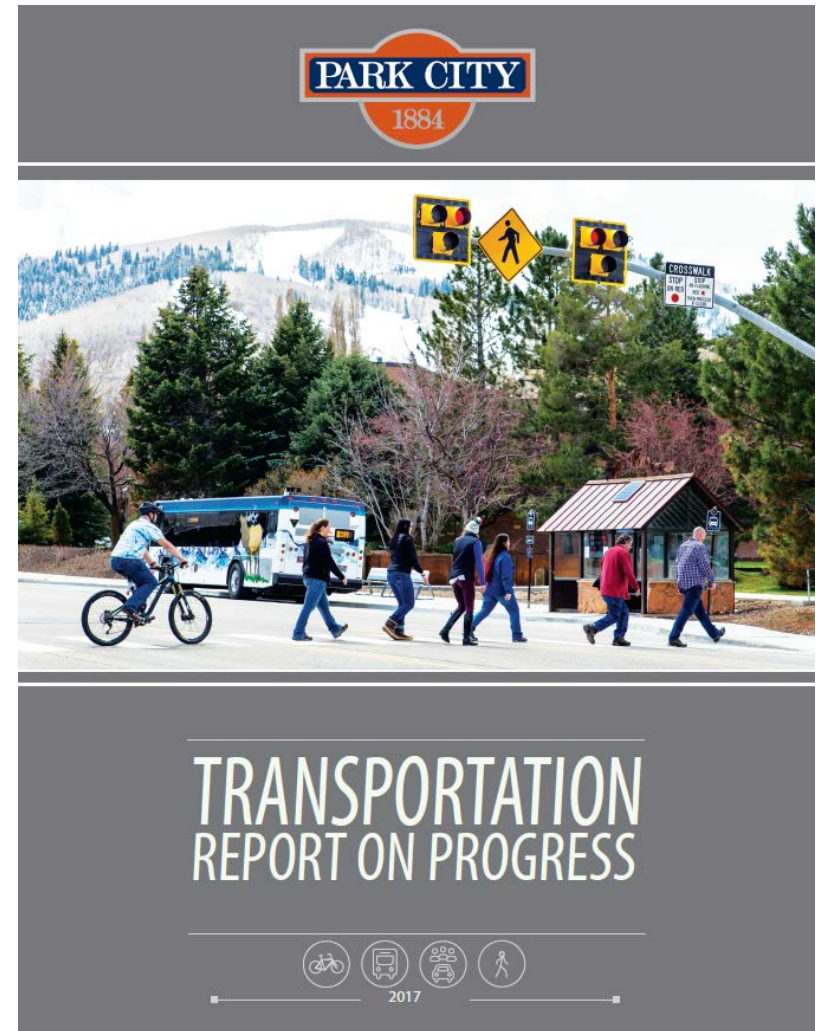
Develop an Integrated Multimodal network



Balance safe operations for all users and abilities

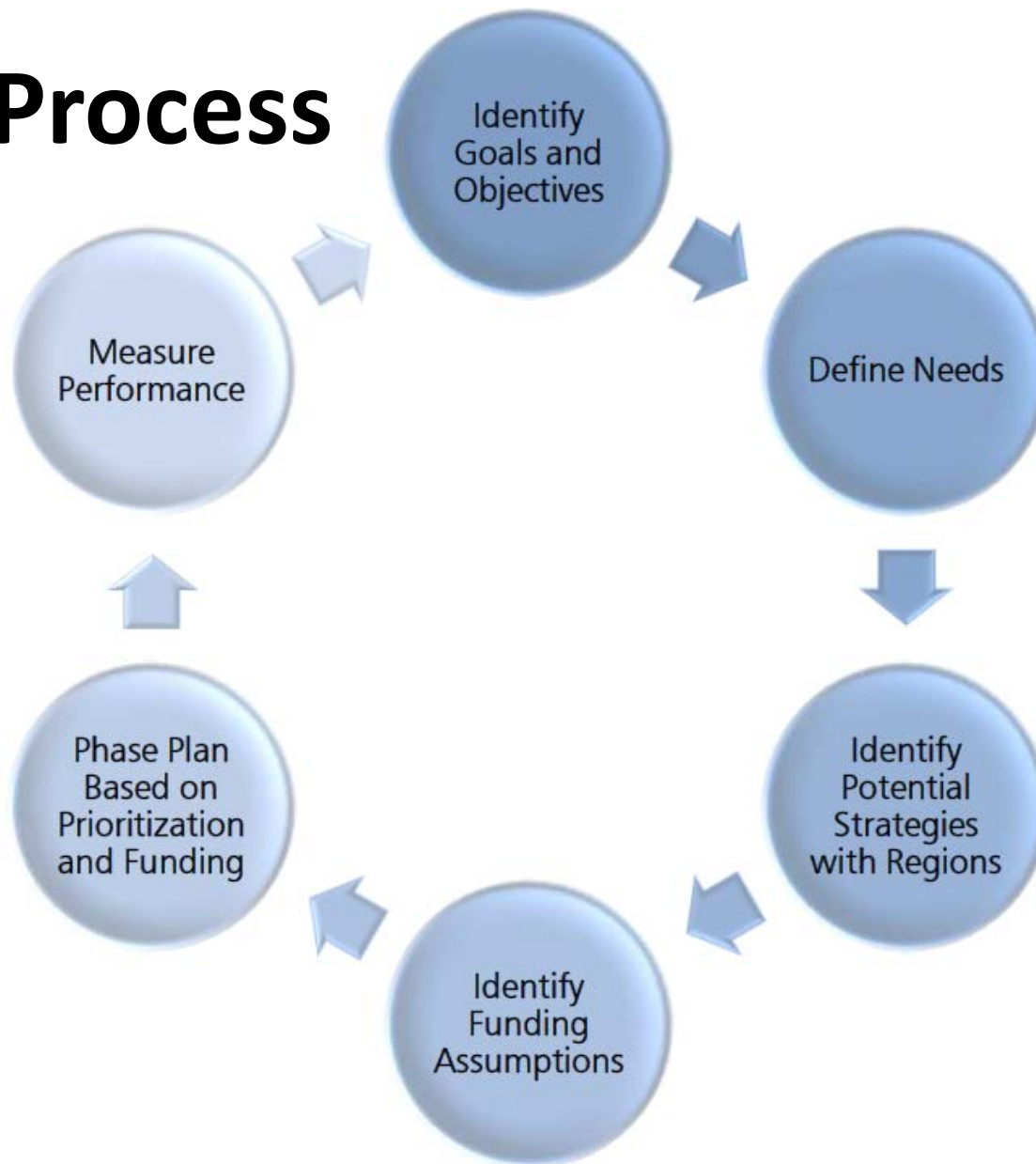
Update Annual Reporting Program

Metric (By Goal)	2040 Target	2015-2016	2016-2017	Goal Action
Complete Streets (Goal One)				
SR-224 Single Occupancy Vehicle Share ¹	50%	80%	86%	
SR-248 Single Occupancy Vehicle Share ¹	50%	85%	87%	
Percent households within 1/4 mile of transit stop (Density > 4 units/acre)	100%	94% of HHs with density > 4 units/acre	No significant change	
Percent households within 1/4 mile of primary bike corridor (Density > 4 units/acre)	100%	84% of HHs with density > 4 units/acre	No significant change	
Convenient Transit (Goal Two)				
Daily bus hours (local service)	450 hrs	195 hrs	205 hrs (5% YOY increase)	
Transit Spine Frequency (Fresh Market to OTTC)	10 min	10 min	< 10 min	
Regional Spine (Fresh Market to Kimball Junction)	10 min	15 min	10 min	
PCMR to PCHS (Bus Travel Time minus Drive Time)	10 min	5 min	5 min	
Transit Center to PC MARC (Bus - Drive Time)	10 min	16 min	16 min	
DV to Snow Creek Liquor Store (Bus - Drive Time)	10 min	13 min	13 min	
Regional Transit (Goal Three)				
Daily Bus Hours (Regional Service)	350 hrs	115 hrs	190 hrs (65% YOY increase)	
Communities Served	5	SLC, Basin	SLC, Basin, Kamas	
Connected Out-of-the-car (Goal Four)				
Primary bike corridor completion (expected by 2020)	100%	Added path upgrades on east side of 224	No change	
Secondary bike corridor completion (expected by 2020)	75%	No change	No change	
Increase Mobility & Reduce Car Travel (Goal Five)				
Drive time PCMR to PCHS (5 minute baseline (BL)) ²	< 10% increase	8 min	7 min	
Drive time Transit Center > PC MARC (7 min BL) ²	< 10% increase	6 min	7 min	
Drive time DV > Snow Creek Liquor Store (7 min BL) ²	< 10% increase	7 min	8 min	
Ratios of Car to Bike and Bus Travel (Goal Five)				
Drive time/bike time (PCMR to PCHS)	More than 1	0.7	0.9	
Drive time/bike time (Transit Center to PC MARC)	More than 1	0.7	0.9	
Drive time/bike time (DV to Snow Creek Liquor Store)	More than 1	0.5	0.7	
Drive time/transit time (PCMR to PCHS)	More than 1	0.8	0.6	
Drive time/transit time (Transit Center to PC MARC)	More than 1	0.3	0.3	
Drive time/transit time (DV to Snow Creek Liquor)	More than 1	0.2	0.4	
No New Mileage (Goal Six)				
Total lane miles	Less than 250	202	202	
Promote Safety & Active Living (Goal Seven)				
Crash Rate	Decreasing from 7.9	5.2	3.1	
Transportation Fatalities	0	1	0	
Poison Creek Trail Usage per day ³	10% increase	721	310	
Rail Trail Usage per day ³	10% increase	788	324	
Transportation Adds to Community (Goal Eight)				
Change in Gateway AADT/Housing Units	Less than 1	1.05	0.98	
Change in Gateway AADT/Job	Less than 1	1.04	1.01	
Estimated Petroleum Consumption Equivalent (kBTU)	Decreasing from 570 M	725 M	731 M	
Estimated Annual Greenhouse Gas Emissions (short tons)	Decreasing from 50.2 K	64.0 K	64.5 K	
Convenient Multi-Modal Access (Goal Nine)				
Major new land developments with infrastructure to meet goals	N/A	Affordable housing developments - PC Heights, 1450-1460 Park Avenue, 1440 Empire, Mark Fischer project, purchase of	Additional park and ride spaces at Kimball Junction Transit Center, exploration of park and ride projects at Ecker and US-40 SR	
System & Demand Management (Goal Ten)				
New ITS implementation	N/A	4 new Variable Message Signs, phase Blyncsy installation, SCATs signal upgrades	Implementing transit signal priority project, VMS agreement	
New TDM implementation	N/A	Established the TMA w/ monthly participation, adopted TDM plan in October 2016	Implemented Old Town parking demand management project on 12/15; Electric Xpress and Kamas Commuter Routes; Summit Bike Share; increased TDM measures during special events; transit lane	
KEY				
On target				
Requires additional monitoring				
Not on target. Improved approach required				



2017 Transportation Performance Reports

The Process



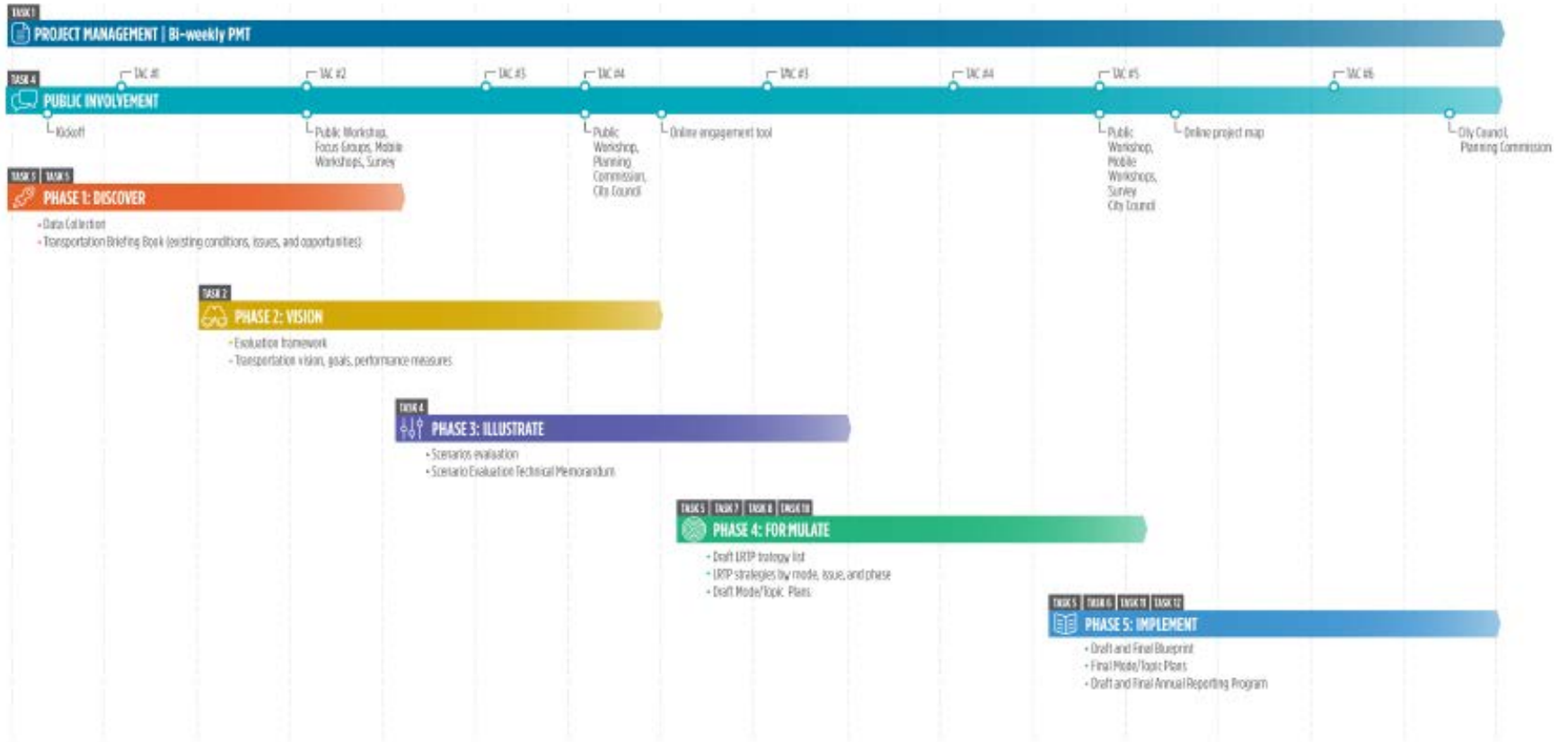
Plan Development

Key Stakeholders

- Summit County
- Wasatch County
- Mountainland Association of Gov. (MAG)
- Utah Department of Transportation
- Park City School District
- Park City Chamber of Commerce
- Historic Main Street Business Alliance
- Deer Valley Resort
- Park City Mountain Resort
- And other community representatives



PROJECT SCHEDULE



Next steps