

**PARK CITY COUNCIL WORK SESSION NOTES
SUMMIT COUNTY, UTAH
DECEMBER 20, 2007**

Present: Mayor Dana Williams; Council members Marianne Cone; Candace Erickson; Roger Harlan; Joe Kernan; and Jim Hier

Tom Bakaly, City Manager; Mark Harrington, City Attorney; Alison Butz, Environmental Specialist; and Kent Cashel, Assistant Public Works Director

Dick Pick, President of Board of Trustees, Park City Historical Society

1. Council questions/comments. Roger Harlan thanked the Human Resources Department for organizing the Christmas party and reported on the WALC meeting. He commented on how much he enjoyed working with Marianne Cone over the past two years. Jim Hier commented on the great participation in the design open house on the Snowcreek affordable housing project and also complimented the new police facility. Mr. Hier stated that the City is a better organization for having Marianne Cone as a Council member over the past four years and cited the pump system in the police station as a good example of one of her insights. Candace Erickson stated that Ms. Cone has been the voice of Old Town which has been extremely valuable for members. Joe Kernan agreed and pointed out her support of public art and the Historic District, but that her passions are balanced with openness to different ideas. He also attended the affordable housing open house and the Fire District's truth in taxation public hearing. Marianne Cone reported that the HPB is working on amending the Historic District Guidelines and she commented on the good ideas shared at the Snowcreek housing open house. She referred to the time it takes to serve on Council and associated liaison roles, but the most demanding aspect in her opinion is making decisions, which can not be counted in hours.

Mayor Williams referred to Chief Lloyd Evans' announcement to retire and commented on the improvements made in the Department under his leadership. The groundbreaking for the museum expansion occurred during the week. The Mayor felt confident that the affordable housing units proposed at Snowcreek will be a success,

2. Historical Society's request for wavier of building-related fees. Alison Butz, covering for Jon Weidenhamer, explained that the fees for the expansion project totals \$42,558. In previous meetings, Council was not inclined to consider fee waivers, but the City has received a formal request from the Historical Society. The City Manager may recommend waivers with adequate findings. Staff feels there is a public nature to the project and recommends a full waiver. In addition to the building permit application fees, incidental fees requested include sign and public art permits which are under \$100. Jim Hier pointed out that since the Museum will remain a City building, waiving fees seems appropriate and Candace Erickson agreed. Joe Kernan felt the project is a

benefit to the community and Roger Harlan believed the expanded Museum will be an attraction on Main Street. All members agreed to waive the fees requested.

3. Richardson Flat Park and Ride. Kent Cashel explained that the letter of intent with United Park City Mine Company provides for the planning, design and construction of the park and ridge stipulated as part of the development agreement of Flagstaff. Although not legally binding, letters of intent have been effective in the past by setting forth an understanding between parties. It is important that the City work jointly with UPCM so that the project meets our expectations on a number of levels. The letter of intent focuses on project schedule, roles and responsibilities, sustainable design and construction elements, progress reporting, and identifying key contacts. Mr. Cashel described amendments recommended by Jim Hier. Add a sentence to Paragraph 3, *Park City Municipal Corporation will provide the above plans on or before January 15, 2008*; in Paragraph 9, replace the word *regular* with the word *monthly*; and adding the following at the end of the last sentence, *commencing on January 15, 2008*. David Smith of Talisker has stated that he is comfortable with these changes.

Dana Williams encouraged a good lighting plan and reported that a lot of lighting in China is solar driven. Candace Erickson commented on interior landscaping which may hinder snow removal and take up valuable parking space. Kent Cashel noted that landscaping will be drought tolerant and Ms. Erickson clarified her concern. The Mayor hoped some landscaping materials could be upgraded with larger plants. There was discussion about balancing lighting with security needs. Since this is a Summit County project, Jim Hier asked that the Council be updated in advance of the meeting for potential input which should be part of the review process. Mr. Cashel agreed and noted that the City will likely be responsible for a portion of the road and there is some federal money for that project. The City has also earmarked operating money from transfer fees once the facility is in operation. Marianne Cone hoped this park and ride will reduce some of the volume on SR 248 during peak hours. Joe Kernan spoke about the challenge of formulating incentive programs and Kent Cashel agreed that this will be a tough sell since there is parking in town. However, it can be used for worker parking as part of construction mitigation plans.

Prepared by Janet M. Scott, City Recorder

**PARK CITY COUNCIL MEETING
SUMMIT COUNTY, UTAH
DECEMBER 20, 2007**

I ROLL CALL

Mayor Dana Williams called the regular meeting of the City Council to order at approximately 6 p.m. at the Marsac Municipal Building on Thursday, December 20, 2007. Members in attendance were Dana Williams, Marianne Cone, Candace Erickson, Roger Harlan, Jim Hier, and Joe Kernan. Staff present was Tom Bakaly, City Manager; Mark Harrington, City Attorney; Phyllis Robinson, Community and Public Affairs Manager; and Kathy Lundborg, Water Manager.

II COMMUNICATIONS AND DISCLOSURES FROM COUNCIL AND STAFF

1. Thaynes Canyon water quality incident - Kathy Lundborg, Water Manager, reported that the results from the Thaynes Canyon water samples reveal that the metal concentrations are dropping. More information will be available tomorrow on today's samples and the trend of cleaner and clearer water is encouraging. She stated that the cause for the water contamination has not been determined. Marianne Cone felt that staff has handled the situation in a straight-forward manner providing the public with information as soon as it is available.
2. Two-millionth rider on the transit system – Phyllis Robinson reported that this celebration will take place on Saturday at the new transit hub at The Canyons. This is the first time the transit system has hit the 2,000,000 mark in one year in its history.
3. Farewell to Council Member Marianne Cone – The Mayor stated that Council Member Marianne Cone has served the City exceedingly well over the past four years and it has been a pleasure working with her. The City Council presented her with a gift. Ms. Cone stated that one of the things that drove her to seeking the position was that the City Council seemed to be having fun. Members work well together and the employees do a great job.
4. Resolution proclaiming the Mayor's and City Council's appreciation of Corporal Christopher Melle Bova's patriotic commitment to serve our Country – The Mayor read the resolution into the record and presented a resolution to his mother and father.
5. City Council disclosure – Joe Kernan stated that United Park City Mines is among his recycling business customers.

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

None.

IV WORK SESSION NOTES AND MINUTES OF MEETING OF DECEMBER 6, 2007

Roger Harlan, "I move approval of the work session notes and minutes of the meeting of December 6, 2007". Marianne Cone seconded. Motion unanimously carried.

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

Letter of Intent with United Park City Mines Company to design, plan and construct the Richardson Flat Park and Ride – See staff report and work session notes. Marianne Cone, “I move we approve a Letter of Intent with United Park City Mines Company to design, plan and construct the Richardson Flat Park and Ride (as corrected in work session)”. Joe Kernan seconded. Motion unanimously carried.

VI ADDITIONAL DISCUSSION – AGENDA ITEMS

VII ADJOURNMENT

With no further business, the regular meeting of the City Council was adjourned.

MEMORANDUM OF CLOSED SESSION

The City Council met in closed session at approximately 3 p.m. Members in attendance were Mayor Dana Williams, Marianne Cone, Candace Erickson, Roger Harlan, Jim Hier, and Joe Kernan. Staff present were Tom Bakaly, City Manager; Mark Harrington, City Attorney; Myles Rademan, Public Affairs Director; Alison Butz, Environmental Specialist; Ken Fisher, Recreation Director; Patrick Putt, Planning Director; and Stacey Noonan, Recreation Complex Manager. Marianne Cone, “I move to close the meeting to discuss property and litigation”. Roger Harlan seconded. Motion carried unanimously. The meeting opened at approximately 5 p.m. Marianne Cone, “I move to open the meeting”. Jim Hier seconded. Motion unanimously carried.

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 Janet M. Scott, City Recorder

