PARK CITY COUNCIL MEETING

SUMMIT COUNTY, UTAH

APRIL 25, 2002

PUBLIC NOTICE IS HEREBY GIVEN that the City Council of Park City, Utah will hold its regularly scheduled meeting at the Marsac Municipal Building City Council Chambers, 445 Marsac Avenue, Park City, Utah for the purposes and at the times as described below on Thursday, April 25, 2002.

AGENDA

Work Session

3:30 p.m. Council questions/comments

4:00 p.m. Arts Council grant request

4:15 p.m. Master Festival License - Oktoberfest

4:30 p.m. Review of regular meeting

- Master Festival Licenses - Skate Series/Art in the Park
- Land Management Code amendments

5:00 p.m. Historic District Commission interviews

5:50 p.m. Break

Regular Meeting

6:00 p.m.

I ROLL CALL

II PUBLIC INPUT

III COMMUNICATIONS FROM COUNCIL AND STAFF

Animal Control update

IV WORK SESSION NOTES AND MINUTES OF MEETING OF APRIL 4, 2002

VI CONSENT AGENDA PUBLIC HEARINGS

1. Master Festival License for Skate Series to be held on May 25, June 29, July 27, August 31, and September 28, 2002

2. Master Festival License for Art in the Park to be held June 22, 2002

VII CONSENT AGENDA

1. Master Festival License for Skate Series to be held on May 25, June 29, July 27, August 31, and September 28, 2002

2. Master Festival License for Art in the Park to be held June 22, 2002

VIII PUBLIC HEARING

Continuation of hearing - Amendments to Land Management Code - Phase 2: Comprehensive and substantive rewrite of Chapter 4, Historic Preservation; Chapter 6, Zoning Administration and Enforcement; Chapter 8, Supplementary Regulations; Chapter 10, Master Planned Developments; Chapter 11, Master Planned Moderate Income Housing Developments; and Chapter 14, Child Care Regulations; additional provisions; to Chapter 1, General Provisions; and Chapter 15, Definitions

IX ADJOURNMENT

Posted: 04/22/02

See parkcity2002.org

Note: This future meeting schedule is TENTATIVE and subject to change.

PARK CITY COUNCIL TENTATIVE MEETING SCHEDULE

May 2002

2	Budget review - work session
	HDC interviews - work session
	MFL - Mountain Town Stages - work session
	Revisions to MFL - Jazz Festival, August 16 - 18 - public hearing/action
	Arbor Day resolution
9	Budget review - work session
	Historic Preservation Element of the General Plan - DS
	7965 Red Tail Court, Bald Eagle Condominiums - lot line adjustment - BR
	1420 - 1585 Three Kings Drive - amendment to record of survey - JW
14-15	*City Council work shop*
16	**No meeting**
17	*Golf course pro shop open house - 4 p.m. to 9 p.m.*
23	Budget review - work session
	Ordinance - April Mountain subdivision Phase 1 - KW
30	**No meeting**

June 2002

6	Public hearing - budgets
	Adoption of tentative budget
13	**Fred gone**
	Continuation of budget hearing
20	Continuation of budget hearing
	Adoption of final budget
27	

Mine Road truck traffic

DATE: April 25, 2002

DEPARTMENT: Office of Capital Management & Budget

AUTHOR: Tom Bakaly, Assistant City Manager

TITLE: Request for Public Service Contract

TYPE OF ITEM: Administrative

SUMMARY RECOMMENDATIONS: The City Council should provide direction concerning the following Public Service Contract request:

3) Request from the Arts Council that the City contribute an additional $2,000 in matching funds for an Art in Public Places grant request to the National Endowment for the Arts.

4) Request from the Arts Council that City Hall be listed in the National Endowment for the Arts grant request as a pilot project for the Art in Public Places Program.

DESCRIPTION:

A. Topic: Public Service Contracts - Disbursement

B. Background:

In June of 2000, the City Council adopted a new policy that governs the disbursement of City service contracts 2000 (attached). In addition to establishing criteria for determining recipients, the policy also established categories in which organizations receiving service contracts were placed. Each category then gets a portion of the total funds appropriated. The total amount of funds available is a percentage (2.25%) of the General Fund budget for each year. City Council formed a Subcommittee to review the additional public service contract requests and make a recommendation to the City Council. The Subcommittee consists of Council member Erickson, Council member Bodell, and a City staff representative (Tom Bakaly). On April 25, 2002 the Subcommittee will review the request and report its recommendation to City Council.

C. Analysis:

The Arts Council request is attached. They would like a $2,000 matching contribution from the City for their Arts in Public Places request to the National Endowment for the Arts (NEA). They would also like the City to agree to using City Hall as a pilot project for initiating the Arts in Public Places Program. The Arts Council has included a sample letter that they would like the City to send in conjunction with the NEA request.

1) Arts Council $2,000 matching request for an Art in Public Places program (attached)

The Arts Council currently receives an annual public service contract in the amount of $16,528. The Arts Council also annually contributes an additional $27,000 in City funds to the arts community. In addition to the annual contribution of roughly $43,528, within the last year the City has contributed an additional $9,000 to the Arts Council for planning efforts and the Peace, Love, Hope procession during the Olympics.

2) Arts Council request that City Hall be a pilot project for the Arts in Public Places gtant request to NEA.

City Hall has displayed public art in the past. The City also facilitated over $100,000 in public art as part of the Transit Center Project. The City does not currently have a formal art in public places program and is not in that "business." Participating in a pilot program for the display of public art in City Hall would likely not entail a lot of staff resources or funds (other than the $2,000). A comprehensive art in public places program would likely use a lot of City resources and Council should weigh that new program with other service requests at one time and in a manner consistent with City budget policies.

<u>Subcommittee Recommendation:</u> The Subcommittee will meet and discuss this issue on April 25, 2002 and report their recommendation to the City Council that evening.

D. <u>Department Review</u>:

This request has been reviewed by the Office of Capital Management and Budget.

<u>ALTERNATIVES:</u>

1) Provide direction regarding the request and approve the Arts Council request for an additional $2,000 in matching funds for their Arts in Public Places.

2) Modify the request: The Council could ask the Arts Council to use $2,000 of the $43,528 annually appropriated for arts as the match for their NEA grant request. Council could agree to use City Hall as a pilot project and send the support letter as requested before May 1, 2002. This would allow Council to review all of the grant requests at once during the budget process and perhaps give the Arts Council the additional $2,000 as part of the budget process once the other requests have been evaluated.

3) Council could deny the request (in total or partially).

4) Continue the Item: The NEA grant deadline is May 1st and Council does not meet again until May 2nd.

5) Do Nothing: Same as Continuing the item.

<u>SIGNIFICANT IMPACTS:</u>

Funds for this request would need to come from the special services contract contingency fund. There is currently a balance of $3,353 in that account. There are several other entities wishing to draw on that contingency account such as the People's Health Center. The People's Health Center was awarded a $1,000 special services contract in the Fall of 2001 and directed by Council to return during the budget process for another contract. Council will be discussing public service contracts as part of the budget process on May 9, 2002.

CONSEQUENCES OF NOT TAKING THE RECOMMENDED ACTION:
No particular action is specifically recommended by staff. Staff would need to discuss the ramifications of Council actions with the Arts Council present at the April 25th meeting.

RECOMMENDATION: The City Council should provide direction concerning the following Public Service Contract request:

5) Request from the Arts Council that the City contribute an additional $2,000 in matching funds for an Art in Public Places grant request to the National Endowment for the Arts.

6) Request from the Arts Council that City Hall be listed in the National Endowment for the Arts grant request as a pilot project for the Art in Public Places Program.

DATE:	**April 25, 2002**
DEPARTMENT:	**Facilities and Special Events**
AUTHOR:	**Alison Butz**
TITLE:	**Park City Oktoberfest**
TYPE OF ITEM:	**Master Festival License Application**

SUMMARY RECOMMENDATIONS: Review the Master Festival License application for the Park City Oktoberfest and provide Staff and the applicant with direction.

7) TOPIC

Review of the Master Festival License Application, submitted by Michael Kaplan, Executive Director of Park City Oktoberfest Inc. for the Park City Oktoberfest on October 4 and 5, 2002, to be held on Main Street.

8) BACKGROUND

An application has been submitted for the Park City Oktoberfest, a new event, to be held on Heber Avenue and a portion of Lower Main Street on October 4 and 5, 2002. The Oktoberfest would include a beer garden located within a tent, music, crafts and food booths. Attendees will be charged an entrance fee to the tent and beer garden.

Park City Oktoberfest Inc. is the applicant for the application. The LLC is a newly formed organization consisting of eight board members and has recently applied for a non-profit status. The event will be managed by Yahoo Entertainment, L.L.C., of which Michael Kaplan is the owner. The goal of Park City Oktoberfest, Inc., is to provide a much needed economic benefit to the community during a traditionally commercially challenging time of the year.

9) ANALYSIS

The event would take place on Heber Avenue between Park Avenue and Main Street, as well as on the portion of lower Main Street between Heber Avenue and 7th Street. A tent containing the beer garden and music will be the main attraction. At this time the applicant is proposing the tent to be located on Heber Avenue. The tent will be able to accommodate 650 people within the currently proposed 40' x 120' structure. The final tent size will be determined by the Building Department with regards to fire access and required distances from buildings as stated in the Fire Code.

The rest of the festival area will have ten (10) smaller tents, approximately one-hundred (100) square feet, which will sell food and crafts.

Street Closure

Staff has brought this request before Council as a discussion item to receive direction on the closure of lower Main Street, between Heber Avenue and 7th Street, and Heber Avenue, between Park Avenue and Main Street. In prior years the City Council evaluated the closure of Main Street based upon the fact that public interests were compelling enough to outweigh the impacts created by such an action. The Main Street Merchant’s Association has been contacted regarding the street closure and is in support of the Oktoberfest concept. The City Council has been in favor of closing Main

Street in the past when the event to be held in the area presents a benefit to the merchants and community.

Closing Main Street will add impacts to the Police Department. Additional officers will be needed, at the expense of the organizer, to monitor and be on site for the duration of the closure. Other departments, such as parking, building and fire department will need to review the specifics of the plans in regards to loss of revenue from parking spaces and emergency access. Once Staff receives direction from the Council, these issues will be more closely investigated and mitigation plans will be formulated.

Ending Time

At this time the event will run Friday evening and Saturday during the day and evening. The applicant has requested music to extend past 10:00pm until 12:00pm. Although the music will be located within a sided tent, the noise can still be heard outside the tent. The Police Department is concerned about the increase in the shut off time for the music and would recommend the event end at 10:00pm. With Council's direction Staff can contact the neighboring residences to receive comment regarding the end time for the music.

Fee Waiver

The applicant has asked for all the fees for the event be waived. Council has waived fees for various events in the past, however, Council has never waived all fees associated with an event this size. Typically for events such as Art Festival or Sundance, certain fees such as barricades or building permit fees are waived. Staff has estimated the Oktoberfest fees and have attached those numbers as Exhibit B. When looking at fee waivers the Municipal Code outlines the following criteria for Council to review. The applicant's response to the criteria is listed below in italics.

8. For-profit or non-profit status of the Applicant;
   Park City Oktoberfest is a non-profit entity. Any funds remaining in the bank account will be attributed to the next year's event as "seed" money.
9. Whether the event will charge admission fees;
   The event will likely charge a nominal admission fee ($5-10) which is intended to offset the entertainment expenses.
10. Whether the event is youth-oriented;
   The arts and crafts, entertainment, foods, and cultural elements of the day event will appeal to families.
11. The duration of the event;
   The first year this event will be on Friday, October 4th, 4pm *until midnight and Saturday October 5th from 11am until midnight. We are requesting that Heber Avenue be closed from Thursday afternoon until Sunday evening for setup/cleanup of the tent and facilities.*
12. Whether and to what extent the City is likely to receive positive tax benefits by virtue of the event;
   We are anticipating approximately 2,200 visitors during a traditionally economically difficult period. The visitors will very likely visit Park City's Main Street establishments. The City will receive the sales tax benefits.
13. The degree of City services involved and whether City costs are likely to be recovered by other revenue opportunities arising from the event;

We are requesting an appropriate Police presence, street light flags to be purchased and hung, barricades, the waiving of fees, etc.

14. The season of occurrence; and
    Autumn (low "shoulder season")
15. Demonstration of hardship by the Applicant.
    The event is estimated to cost $63,000 and Park City Oktoberfest, Inc. currently has no funds. Without local and county support the event will not happen. The Park City Oktoberfest will be requesting funds for the first few years until the event is self sufficient.

At this time the applicant has also asked that the City purchase banners for the Main Street light poles for this event. At no time in the past has the City purchased an events banners. The estimated cost for Main Street banners is $4,225.00.

Department Review

The City Special Events Department, Legal Department, Police Department, Transit Department, Parks Department, Building Department and Planning Departments have been reviewing this application. At this time the Police and Building Department are awaiting the final scope of the event in order to throughly address their department issues.

Issues for Discussion

- Does the scope and nature of this event warrant the closure of a portion of lower Main Street and Heber Avenue?
- Is the Council willing to look at an increased end time for the event?
- Does the applicant meet the criteria for a partial or full waiver of the City services fees associated with the event?

ALTERNATIVES

A. Provide Staff with direction to allow the closure of the portion of Main Street and Heber Avenue as well as on the request for the waiver of all City services fees.
B. Recommend against the closure of Main Street. The event organizer would need to look for alternate locations for the event, which could include containing the entire event within the Summit Watch Plaza, City Park or at one of the resorts.
C. The City Council may continue the discussion in order to receive additional information.

RECOMMENDATION:

Staff recommends the City Council review the Master Festival Licence application and provide Staff with direction in regards to the closing of Main Street, between Heber Avenue and 7th Street, and Heber Avenue, between Park Avenue and Main Street on October 4 and 5, 2002 for the Park City Oktoberfest. Staff anticipates returning to City Council for a public hearing and action, based upon Council's recommendation, at a meeting in May.

D. EXHIBITS

Exhibit A - Site Plan

Exhibit B - Fee Estimate

Exhibit C - Letter of Support from the HMBA

DATE: April 25, 2002

DEPARTMENT: Planning Department

AUTHOR: Kirsten Whetstone, AICP

TITLE: LMC Re-write- Phase II

TYPE OF ITEM: Work session review of the Comprehensive and Substantive Rewrite of the Land Management Code- Phase II

<u>SUMMARY RECOMMENDATIONS</u> Review the revised Land Management Code Phase II for Chapter 4 (Historic District Commission), Chapter 6 (Planning and Zoning Administration), Chapter 8 (Supplemental Regulations), Chapter 14 (Child Care Regulations), Chapter 10 (Master Planned Developments), and Chapter 11 (Master Planned Developments for Affordable Housing Projects). Additional revisions are recommended to previously amended Chapter 1 (General Provisions) and Chapter 15 (Definitions).

BACKGROUND

On June 13 and September 22, 2001, the Planning Commission conducted public hearings on draft revisions to the Land Management Code Chapters 6, 8, 10, 11, and 14. On November 14th the Commission held a public hearing on additional revisions to Chapter 1 (General Provisions) incorporating a section from Chapter 8 regarding completion of site improvement work prior to the approval of plats or issuance of certificates of occupancy, and updating Chapter 15 (Definitions), in addition to the above mentioned Chapters. On November 14, 2001 the Planning Commission voted to forward to the City Council a positive recommendation on these proposed changes.

The City Council held a public hearing on November 29, 2001 to receive input on the revised Chapters. There was no public input. At the meeting the Staff suggested the Council consider the following additional revision:

16. Add to the list of allowed uses in the RC district, MPD's for Affordable Housing with density bonus, as a conditional use subject to the MPD requirements. Affordable housing MPD's are appropriate uses in this District, given the higher density, multi-family uses and resort support commercial uses permitted. The proximity of employment opportunities,

public transportation, shopping, and recreation amenities makes the RC District a logical area for affordable/employee housing development.

Since the November 29, 2001 meeting, staff has had conversations with citizens and Council members regarding open space and affordable housing. Staff was asked to look further into two issues, including 1) the issue of allowing affordable housing MPD's in the E-Estate District and 2) concerning a reduction in the minimum open space requirement of 60%, for MPD's in the GC District. These issues were presented to the Council at a work session on April 18, 2002.

ISSUES

Affordable Housing option in the E- Estate District

Previously, the Land Management Code contained language allowing a qualified property in the E-Estate District, if it met the qualifications for a re-zone to RD, Residential Development, to be considered for an affordable housing MPD. Resolution 89-7 deleted language in the E-Estate District regarding re-zoning of qualified property to the RD. In reading the resolution, it is not clear whether there was an intent to disallow affordable housing MPD's in the Estate zone. Staff believes this may have been an unintended consequence of removing the language regarding "qualifying property" from the Estate zone, yet the land use table continues to allow affordable housing MPD's in the Estate zone. Staff recommends the Council discuss whether it is appropriate to continue to allow affordable housing MPD's in the Estate zone. Any application for such an MPD would have to meet all of the standards of the zone, the MPD criteria, and any other overlay requirements that apply (such as Sensitive Lands, pre-existing MPD's. etc.).

MPD's for moderate income housing with density bonus, MPD's with residential and transient lodging uses, and MPD's for support retail and minor service commercial, are currently allowed in the E- Estate District per the land uses list, as a Conditional Use subject to the MPD requirements. Staff recommends that the entire section (15-6-7 (B)) on "qualifying property" be deleted from the code. The term "qualifying property" is a remnant term from pre- Sensitive Lands Ordinance times referring to property that was not considered sensitive land, such as steep slopes, ridge lines, etc. (see attached).

Minimum open space requirements in the GC (General Commercial) District

A total of 60% open space for Master Planned Developments is currently a requirement in all zoning districts with the exception of affordable housing developments and projects within the General Commercial (GC) zone. When revising the MPD chapter, the Planning Commission determined that the 60% open space requirement should also be applied to new development and redevelopment in the GC zone because it fairly applies the open space standard to all zoning districts and generally yields higher quality urban design.

The Planning Commission found that the benefits and flexibility provided by the MPD MPD process, including reduced interior setbacks, possible height increases for architectural variety yielding greater open areas, reductions in parking requirements for shared use/mixed use projects, and density bonuses justifies the 60% open space requirement.

Planning staff was asked to conduct preliminary research into open space requirements for site specific plans for redevelopment in commercial areas in other similar communities. Our research found that a minimum open space percentage is generally required for site specific MPD's and PUD's. The requirement ranges from 50% to 75%. Some places, such as Breckenridge, use a flexible approach, balancing open space requirements with provisions for other amenities, including allowing less open space in less-visible areas in exchange for greater landscape buffers with more quality landscaping along major streets and view corridors. In other resort communities, reductions in total open space in exchange for amenities, such as transit improvements, useable pedestrian plazas, public art, wider sidewalks and better pedestrian linkages to adjacent sites are considered.

Staff suggests that additional trade-offs to consider may include specific design standards such as requiring parking areas to be located behind buildings, pedestrian-enhanced entrances, increased landscape material sizes, and use of highly water-efficient irrigation systems.

The Planning Department is looking for direction on this matter. Staff suggests that if a "performance-based" MPD open space reduction in the GC Zone is to be considered, an absolute minimum open space requirement should be established. The MPD open space requirement could be revised to allow the Planning Commission the discretion to reduce the open space requirement on a GC zoned project (based on specific performance criteria) from 60% down to no less than "x%". Exactly what those performance criteria are and what the minimum % should be, are subject to public hearing and discussion before the Planning Commission and City Council.

SUMMARY

A summary of the Phase II revisions follows:

Chapter 4- Historic District Commission (now Section 15- Chapter 11- Historic Preservation

On June 19, 2000, the HDC composed a draft document and forwarded it to the Planning Commission with a positive recommendation. On April 26, 2001, the Planning Commission reviewed and forwarded the proposed changes to the City Council with a positive recommendation. The latest Council review and public hearing on this Chapter was on September 13, 2001. At that time, public input was received and direction given by Council to encourage greater public input.

It is the intent of Staff to conduct a public workshop regarding the pending changes to the Historic Preservation chapter and to return to the Council in late summer for further review and possible action. In the meantime, Staff has reformatted and re-numbered the existing Chapter 4 of the Land Management Code to match the other revised chapters, and is forwarding it to Council for adoption. No changes or modification have been made to the text, except for formatting and numbering.

Chapter 6- Planning and Zoning Administration (now Section 15- Chapter 14- Planning and Zoning Administration)

Changes to Chapter 6 are primarily administrative in nature. The Chapter has been reformatted and edited for consistency with the rest of the LMC and State Code.

Chapters 10 and 11- Master Planned Developments and MPD for Affordable Housing Projects (now Section 15- Chapter 6- Master Planned Developments)

This Chapter has been reformatted, re-organized, and re-written to better reflect the goals and objectives of the City's General Plan as well as the purpose statements of this Chapter. There are three major changes, including 1) addition of a Citizen Participation Plan requirement for Large Scale Master Planned Developments, 2) clarification of open space definitions and requirements, and 3) clarification of the Unit Equivalent formula and definition. The Commission held public hearings on this Chapter on January 24, February 28, June 13, and September 22, 2001 and discussed these changes in detail. The Planning Commission's and the public's, as well as the Council's comments are incorporated into the current draft.

Revised to be consistent with the current Affordable Housing resolutions, Chapter 11- Master Planned Developments for Affordable Housing has been incorporated into this new Chapter 6. No substantive changes have been made to the affordable housing section, with the exception of allowing a reduction in the amount of open space on a specific development site, provided that comparable amenities are provided instead. The clause regarding "qualifying properties that allowed Affordable Housing MPD's in the E-Estate District, was eliminated from the draft of Chapter 11 due to research by staff that indicated that Resolution 89-7 had in fact removed this language, although it was never physically removed from the text of the LMC.

Chapters 8 and 14- Supplemental Regulations and Child Care Regulations (now Section 15- Chapter 4- Supplemental Regulations)

Chapter 4 now contains all supplemental regulations, including Child Care and Group Care regulations as old Chapter 14 was combined with old Chapter 8 to form this new Chapter. Chapter 4 includes regulations for Home Occupation Businesses; Secondary Living Quarters; Guest Houses; Accessory Apartments; Child Care and Group Care Facilities; Timeshare Projects and Conversions; Satellite Antennas and Telecommunication Facilities; Outdoor Display of Art; Setbacks for Unusual Lots; and Passenger Tramways. The Section on Fences, Walls, and Berms has been left in this chapter until this language is moved into the Architectural Design Chapter when that Chapter is revised.

New sections have been added regulating Lock Out Units, Guest Houses, Condominium Conversion, and Group Care Facilities. A comprehensive review of the State Administrative Code regulating Child Care has been conducted by staff, with revisions recommended to the Child Care section to be consistent with the State Code.

The sections regulating Substandard Lots; Reduced Site Requirements; Exceptions for Side, Front, and Rear Yard Setbacks; Exceptions to Height Provisions; CUP Review of Outdoor Speakers, Public Utilities, and Clear View of Intersecting Streets were removed and added to the individual zoning district sections of Chapter 7 during Phase I.

Completion of Site Work Requirements will be added to Section 15- Chapter 1-General Provisions. Information on Sale of Timeshare Units has been deleted as this is regulated by the State and Municipal Codes. Sections on Frontage Protection and Sensitive Lands requirements were moved to the Zoning District chapter as separate overlay districts, during Phase I. No changes have been made to the current Telecommunications Facilities Regulations, as recently amended to include temporary facilities. A section on temporary structures, tents, and uses was added consistent with current City review policies and requirements.

ALTERNATIVES

1. The City Council may direct staff to prepare an ordinance for adoption of the revisions as written, including the recommendation to delete the "qualifying property" language from Chapter 6 (15-6-7 (B)), for the May 9, 2002, Council meeting, or
2. The City Council may direct staff to revise the requirement for a minimum amount of open space in the GC zone and/or remand this section to the Planning Commission for a recommendation, or

3. The City Council may continue discussion to a later date.

SIGNIFICANT IMPACTS

Approval of these amendments to the Land Management Code serve to implement the City's General Plan and put into place development regulations that have been pending for the past 18 months. Overall the revisions provide the community with a more user friendly and consistent development code.

RECOMMENDATION Staff recommends the Council conduct a public hearing, discuss any outstanding issues, recommend any revisions, and provide staff with direction on drafting an ordinance to approve the Land Management Code Phase II revisions as stated in Exhibit A, attached.

EXHIBITS

Exhibit A. Revisions were handed out to Council Members prior to the April 18 Council meeting. Attached is a proposed revision to Chapter 6.

All revisions to the LMC are available to the public at the Planning Department.

To: **Honorable Mayor/Members of City Council**
From: Patrick Putt, Planning and Zoning Administrator
Subject: **HDC Appointments**
Date: **April 22, 2002**

Council will hold Historic District Commission interviews on Thursday, April 25, 2002. Two of the five HDC positions are up for appointment, Tom Hurd and Steve Swanson. Tom Hurd has reapplied for another term. Steve Swanson has left the area to pursue his architecture practice in San Diego. In addition to Tom Hurd's application, Council has received applications from Kevin King, Peter Marth, Steve Hooker, and Barbara Harding.

The Land Management Code, Section 4..3(B): Historic District Commission–Terms and Qualifications of Members states that:

> **It is the first priority of the City Council that the HDC have technical representation in historic renovation and preservation and secondly, that it have cultural representation in Park City history. Therefore, when vacancies occur and if appropriate, it shall be the first consideration of the City Council to ensure that there is a licensed architect serving on the Board, and secondly that there is representation from the Park City Historical Society. After being notified by the City of a vacancy, at least two nominations shall be rendered to the City Council by the Park City Historical Society if it desires to participate in the application process.**

Steve Swanson served as the HDC's architect/technical representative. Dick Peek, Kristin Wright, and Lynn Fey, current Historic District Commissioners, are members of the Park City Historical Society. Section 4.3(B) specifies that the Historical Society be notified of openings on the HDC. Since three of the current HDC members are members of the Historical Society, Staff did not notify the Society of the current openings. Only one of the current applicants has a background in architecture. Although Kevin King is not currently a licensed architect, he has a degree in architecture and has practiced design work in Park City for 10 years. As of the date of this memo, Staff has received interest from two other local designers/architects.

Staff recommends Council conduct interviews with Kevin King, Peter Marth, Steve Hooker, Barbara Harding, and Tom Hurd on Thursday, April 25. Interviews for the other interested applicants can be scheduled for the next Council meeting if Council so chooses. If the Council finds it to be appropriate, Staff can contact the Historical Society for recommendations and forward those individuals' names to Council.

DATE: April 25, 2002
DEPARTMENT: Facilities and Special Events
AUTHOR: Alison Butz
TITLE: Park City Skate Series
TYPE OF ITEM: Master Festival License Application

SUMMARY RECOMMENDATIONS: Review the Master Festival License application, conduct a public hearing and consider approving the license for the Park City Skate Series, as conditioned, on May 25, June 29, July 27, August 31, and September 28, 2002.

A. TOPIC

Review of the Master Festival License Application, submitted by the Park City Leisure Services Department for the Park City Skate Series.

B. BACKGROUND

The Park City Leisure Services Department has submitted a Master Festival License Application for the Park City Skate Series. The Series will be held on the last Saturday of the month from May until September. The event would consist of a local skate competition, music and vendor booths and would run from 11:00am until 2:00pm. The competition is divided into three age groups and each participant is given two runs through the park. The Leisure Services Department will advertise the competition in Play Magazine as well as within the Park City Skate shops. The dates of the Series are as follows:

May 25, 2002
June 29, 2002
July 27, 2002
August 31, 2002
September 28, 2002

B. Analysis

The Park City Skate Series is a new event application, and therefore requires approval by the City Council. The series is being reviewed as a Master Festival due to the location of the event on public property.

The series will draw 50 to 100 competitors as well as approximately 200 spectators. At this time the Police Department has not required the presence of officers at the event. However, the Police Department would like to reserve the right to apply Police officers to the event if they find that the first or second event in the series becomes hard to manage due to increased crowd size.

The Leisure Services Department has requested amplification of pre-recorded music from within the Skate Park. Amplified music has been approved by Council in the past for the Miners' Day Celebrations. The approval of the amplification of music for that event was conditioned so that the speakers were directed away from the neighborhoods to the south of the park and that those impacts were monitored. No complaints were received as a result of the Miners' Day event. Staff has conditioned the approval of the Skate Series to includes those same provisions.

Tents, representing the local skate shops, will be placed in the parking spaces adjacent to the Mucking and Drilling area. Local Skate shops will be selling products and the Leisure Services Department is planning to sell t-shirts. Parking and access through City Park will not be restricted, other than the use of parking spaces for the tents. These tents are not to exceed one hundred (100) square feet in size. The Building Department will not require a Building Permit for this size tent, however, Staff will schedule a day-of inspection for the tents to make sure they are properly installed.

ALTERNATIVES

5. Approve the Master Festival License, as conditioned by staff, allowing the Park City Skate Series on May 25, June 29, July 27, August 31 and September 28, 2002.
6. Modify the parameters of the event and approve the Master Festival License, allowing the Park City Skate Series on May 25, June 29, July 27, August 31 and September 28, 2002.
7. Deny the Master Festival License, thereby preventing the Park City Skate Series.
8. The City Council may continue the hearing for more information and discussion.

RECOMMENDATION:

Staff recommends approval of the Master Festival License to allow the Park City Skate Series on May 25, June 29, July 27, August 31, and September 28, 2002, based on the following:

Findings of Fact:

A. The Park City Skate Series includes a local skate competition, amplified music and vendor booths from the local skate shops. The event will run from 11:00am until 2:00pm on May 25, June 29, July 27, August 31 and September 28, 2002.

B. The entire event will be contained to the south end of City Park. The conduct of the Park City Skate Series will not substantially interrupt or prevent the safe and orderly movement of public transportation or other vehicular and pedestrian traffic in the area.

C. The Park City Skate Series will not need the diversion of traffic. Police and other public employees will be not be used to an extent where there will be a diversion of so great a number of police, fire or other essential public employees from their normal duties as to prevent reasonable police, fire, or other public services protection to the remainder of the City.

D. The crowd associated with the series will be in the south end of City Park. The concentration of persons, vehicles, or animals will not unduly interfere with the movement of police, fire, ambulance, and other emergency vehicles on the streets or with the provision of other public health or safety concerns.

E. No other Master Festival or Special Event Licenses have been issued for May 25, June 29, July 27, August 31 and September 28, 2002. The Park City Skate Series will not substantially interfere with any other Special Event or Master Festival for which a license has already been granted or with the provision of City services in support of other such events or governmental functions.

F. The organizer is providing adequate insurance for the event.

G. Due to the nature of the Park City Skate Series the Police Department has reserved the right to require additional officers for additional crowd control when deemed necessary. With the increased Police Department, review the event will not create an imminent possibility of violent disorderly conduct likely to endanger public safety or cause significant property damage.

H. The applicant has been working with City Staff and applicable departments to address all event concerns. The Applicant demonstrates an ability and willingness to conduct the event pursuant to the terms and conditions of this Chapter or has failed to conduct a previously authorized event in accordance with the law or the terms of a license, or both.

Conclusions of Law:

1. The application is consistent with the requirements of the Park City Municipal Code, Title 4, Chapter 8.

Conditions of Approval:

1. The amplification within the Skate Park shall occur only between 11:00am and 4:00pm. All music shall be directed to the south of the park and sound levels shall be monitored to reduce the impact to adjacent residences.
2. "No Parking" areas within City Park shall be barricaded to ensure the minimum clearance requirement for emergency vehicles is met.
3. The Applicant will work with Staff in order to ensure that any safety, health, or sanitation equipment, and services or facilities reasonably necessary to ensure that the event will be conducted with due regard for safety are provided and paid for by the Applicant.

Exhibits

Exhibit A - Site Plan

MASTER FESTIVAL/SPECIAL EVENT LICENSE

Type of License:	**____ Special Event X Master Festival**
Event Name:	**Park City Skate Series**
Event Date(s):	**May 25, 2002** **June 29, 2002** **July 27, 2002** **August 31, 2002** **September 28, 2002**
Event Location:	**City Park**
Licensee:	**Park City Municipal Corporation**
Contact Person:	**Ken Fisher**
Approved By:	**___ Special Events Manager X City Council of Park City**
Approval Date:	**April 25, 2002**

The City Council has approved the Master Festival License for the Park City Skate Series to be held on May 25, June 29, July 27, August 31, September 28, 2002. This Master Festival License has been issued under the authority described within the Park City Municipal Code Section 4-8-4(B) based on the following Findings of Fact, Conclusions of Law, and Conditions of Approval:

Findings of Fact:

I. The Park City Skate Series includes a local skate competition, amplified music and vendor booths from the local skate shops. The event will run from 11:00am until 2:00pm on May 25, June 29, July 27, August 31 and September 28, 2002.

J. The entire event will be contained to the south end of City Park. The conduct of the Park City Skate Series will not substantially interrupt or prevent the safe and orderly movement of public transportation or other vehicular and pedestrian traffic in the area.

K. The Park City Skate Series will not need the diversion of traffic. Police and other public employees will be not be used to an extent where there will be a diversion of so great a number of police, fire or other essential public employees from their normal duties as to prevent reasonable police, fire, or other public services protection to the remainder of the City.

L. The crowd associated with the series will be in the south end of City Park. The concentration of persons, vehicles, or animals will not unduly interfere with the movement of police, fire, ambulance, and other emergency vehicles on the streets or with the provision of other public health or safety concerns.

M. No other Master Festival or Special Event Licenses have been issued for May 25, June 29, July 27, August 31 and September 28, 2002. The Park City Skate Series will not substantially interfere with any other Special Event or Master Festival for which a license has already been granted or with the provision of City services in support of other such events or governmental functions.

N. The organizer is providing adequate insurance for the event.

O. Due to the nature of the Park City Skate Series the Police Department has reserved the right to require additional officers for additional crowd control when deemed necessary. With the increased Police Department, review the event will not create an imminent possibility of violent disorderly conduct likely to endanger public safety or cause significant property damage.

P. The applicant has been working with City Staff and applicable departments to address all event concerns. The Applicant demonstrates an ability and willingness to conduct the event pursuant to the terms and conditions of this Chapter or has failed to conduct a previously authorized event in accordance with the law or the terms of a license, or both.

Conclusions of Law:

1. The application is consistent with the requirements of the Park City Municipal Code, Title 4, Chapter 8.

Conditions of Approval:

1. The amplification within the Skate Park shall occur only between 11:00am and 4:00pm. All music shall be directed to the south of the park and sound levels shall be monitored to reduce the impact to adjacent residences.
2. "No Parking" areas within City Park shall be barricaded to ensure the minimum clearance requirement for emergency vehicles is met.
3. The Applicant will work with Staff in order to ensure that any safety, health, or sanitation equipment, and services or facilities reasonably necessary to ensure that the event will be conducted with due regard for safety are provided and paid for by the Applicant.

PASSED AND APPROVED this 25th day of April, 2002.

DATE:	**April 25, 2002**
DEPARTMENT:	**Facilities and Special Events**
AUTHOR:	**Alison Butz**
TITLE:	**Art in the Park**
TYPE OF ITEM:	**Master Festival License Application**

SUMMARY RECOMMENDATIONS: Review the Master Festival License application, conduct a public hearing, consider approving the license for Art in the Park, as conditioned, on June 22, 2002, at City Park.

A. TOPIC

Review of the Master Festival License Application, submitted by Arts-Kids, Inc., a non-profit organization, for Art in the Park on June 22, 2002, at City Park.

B. BACKGROUND

The Master Festival License application submitted by Arts-Kids, Inc. requests approval for Art in the Park to be held in City Park on June 22, 2002, at City Park. In previous years, Art in the Park was held at Trailside Park. Pat Drewry Sanger, the Executive Director of Arts-Kids, Inc. approached City Staff requesting the use of City Park for their 2002 festival since Trailside Park is undergoing construction this season. Art in the Park consists of children's art activities, pony rides, face painting and amplified music. The event will run from 10:00am until 4:00pm.

As part of this application, Arts-Kids, Inc. has requested the Council review their request for a fee waiver. The Municipal Code allows the Council to waive all or a portion of fees based upon certain criteria.

C. ANALYSIS

The City Council, per the Municipal Code, reviews all new applications for Master Festival Licenses and shall either approve, approve with conditions or deny the applications. Art in the Park is being reviewed as a Master Festival due to the location of the event on public property.

The organizers are expecting a crowd of 300 - 500 to attend this year's event. Due to the size of the anticipated crowd and the duration of the event, adequate parking is available in City Park. Staff has added as a condition that the "no parking" areas along Sullivan Road be barricaded in order to insure fire access through the park.

Art in the Park will require tents, no more than, one-hundred (100) square feet each, to be placed in City Park to be used as booths for various activities. The Building Department will not require a Building Permit for this size tent, however, Staff will schedule a day-of inspection for the tents to make sure they are installed properly.

Fee Waiver Request

Section 4-8-9 of the Municipal Code provides applicants for Master Festival and Special Event Licenses with criteria to request a waiver for all or a portion of associated fees. The Section further states that fee waiver requests for all new applications be reviewed and approved or denied by the City Council. Eligibility for a full or partial fee waiver shall be determined pursuant to the following criteria, none of which shall be individually controlling. Arts-Kids, Inc. has requested a full waiver of all fees associated with Art in the Park. Please see text in italics for Art-Kids, Inc.'s response to the criteria.

17. For-profit or non-profit status of the Applicant;
    The Arts-Kids After-School Program is a unique 12 week experimental program offered in a small group setting at no cost to the participants. The intention is to provide experience in the expressive arts process including visual arts, movement, music and drama for children between the ages of 9-12 years.
18. Whether the event will charge admission fees;
    There is no general admission fee for Art in the Park. However, people attending the event can purchase tickets in order to participate in certain activities which carry a fee. Attendees can purchase as few or as many tickets as they desire.
19. Whether the event is youth-oriented;
    Art in the Park is an event geared towards children.
20. The duration of the event;
    The event will be held on June 22, 2002, from 10:00am until 4:00pm in City Park.
21. Whether and to what extent the City is likely to receive positive tax benefits by virtue of the event;
    It is unlikely that the City will receive a positive tax benefit from the event.
22. The degree of City services involved and whether City costs are likely to be recovered by other revenue opportunities arising from the event;
    Art in the Park will require the use of City Park and barricades. No other City Services have been requested. It is unlikely that the City's costs will be recovered by other revenue opportunities arising from the event.
23. The season of occurrence; and
    The event will take place during the Summer.
24. Demonstration of hardship by the Applicant.
    Again, Arts-Kids, Inc. is a non-profit organization whose mission is to provide an after school program which provides experience in expressive art to children ages 8 through 12. Art in the Park is a fundraiser for the organization. At this time, Arts-Kids, Inc. Only has funds to cover the community programs offered free to the community. There is no money at this time to cover an administrative budget for the organization or for event production.

Included within the recommendation of approval of the event, Staff has added a finding regarding the approval of a full fee waiver per the request.

ALTERNATIVES

A. Approve the Fee Waiver and Master Festival License, as conditioned by staff, allowing Art in the Park on June 22, 2002, in City Park.
B. Modify the parameters of the event and/or Fee Waiver and approve Art in the Park on June 22, 2002, in City Park.
C. Deny the Master Festival License, thereby preventing Art in the Park on June 22, 2002, in City Park.
D. The City Council may continue the hearing for more information and discussion.

RECOMMENDATION:

Staff recommends approval of the Master Festival License to allow Art in the Park on June 22, 2002, in City Park, based on the following:

Findings of Fact:

A. Art in the Park will be held at City Park on June 22, 2002. The events will include face painting, art booths, food booths, pony rides and music. The event will run from 10:00am until 4:00pm.

B. Parking for the anticipated crowd size throughout the duration of the event can be accommodated with City Park. The conduct of Art in the Park will not substantially interrupt or prevent the safe and orderly movement of public transportation or other vehicular and pedestrian traffic in the area of its Venue.

C. The event is oriented towards families. The events associated with Art in the Park will not require the diversion of so great a number of police, fire, or other essential public employees from their normal duties as to prevent reasonable police, fire, or other public services protection to the remainder of the City.

D. By barricading the "no parking" areas along Sullivan Road it ensures that the concentration of persons, vehicles, or animals will not unduly interfere with the movement of police, fire, ambulance, and other emergency vehicles on the streets or with the provision of other public health or safety services.

E. No other Master Festival License has been approved for June 22, 2002. Art in the Park will not substantially interfere with any other Special Event or Master Festival for which a license has already been granted or with the provision of City services in support of other such events or governmental functions.

F. The organizer is providing adequate insurance for the event.

G. The size of the crowd and nature of the event will not create an imminent possibility of violent disorderly conduct likely to endanger public safety or cause significant property damage.

H. The applicant has been working with City Staff and applicable departments to address all event concerns. The Applicant demonstrates an inability or unwillingness to conduct the event pursuant to the terms and conditions of this Chapter or has failed to conduct a previously authorized event in accordance with the law or the terms of a license, or both.

I. The applicant shows significant reasons, such as the nature of the event as a fundraiser to assist in providing free art programs to the community, for a full waiver of all City Services fees.

Conclusions of Law:

1. The application is consistent with the requirements of the Park City Municipal Code, Title 4, Chapter 8.

Conditions of Approval:

1. The applicant shall comply with all Summit County Health Department requirements for food vendors.
2. The Applicant will work with Staff in order to ensure that any safety, health, or sanitation equipment, and services or facilities reasonably necessary to ensure that the event will be conducted with due regard for safety are provided and paid for by the Applicant.
3. The Applicant shall provide to the Special Events Manager proof of liability insurance as required by the Special Events Manager or the City Attorney's Office, and shall further name Park City Municipal Corporation as an additional insured.

4. The applicant shall place and maintain barricades along the “no parking” areas on Sullivan Road throughout the duration fo the event to ensure the minimum clearance requirement for emergency vehicles is met.

Exhibits
Exhibit A - Site Plan
Exhibit B - Fee Estimate

MASTER FESTIVAL/SPECIAL EVENT LICENSE

Type of License: ____ Special Event X Master Festival

Event Name: Art in the Park

Event Date(s): June 22, 2002

Event Location: City Park

Licensee: ARTS-KIDS, Inc.

Contact Person: Pat Drewry Sanger

Approved By: ___ Special Events Manager X City Council of Park City

Approval Date: April 25, 2002

The City Council has approved the Master Festival License for Art in the Park to be held on June 22, 2002. This Master Festival License has been issued under the authority described within the Park City Municipal Code Section 4-8-4(B) based on the following Findings of Fact, Conclusions of Law, and Conditions of Approval:

Findings of Fact:

J. Art in the Park will be held at City Park on June 22, 2002. The events will include face painting, art booths, food booths, pony rides and music. The event will run from 10:00am until 4:00pm.

K. Parking for the anticipated crowd size throughout the duration of the event can be accommodated with City Park. The conduct of Art in the Park will not substantially interrupt or prevent the safe and orderly movement of public transportation or other vehicular and pedestrian traffic in the area of its Venue.

L. The event is oriented towards families. The events associated with Art in the Park will not require the diversion of so great a number of police, fire, or other essential public employees from their normal duties as to prevent reasonable police, fire, or other public services protection to the remainder of the City.

M. By barricading the "no parking" areas along Sullivan Road it ensures that the concentration of persons, vehicles, or animals will not unduly interfere with the movement of police, fire, ambulance, and other emergency vehicles on the streets or with the provision of other public health or safety services.

N. No other Master Festival License has been approved for June 22, 2002. Art in the Park will not substantially interfere with any other Special Event or Master Festival for which a license has already been granted or with the provision of City services in support of other such events or governmental functions.

O. The organizer is providing adequate insurance for the event.

P. The size of the crowd and nature of the event will not create an imminent possibility of violent disorderly conduct likely to endanger public safety or cause significant property damage.

Q. The applicant has been working with City Staff and applicable departments to address all event concerns. The Applicant demonstrates an inability or unwillingness to conduct the event pursuant to the terms and conditions of this Chapter or has failed to conduct a previously authorized event in accordance with the law or the terms of a license, or both.

R. The applicant shows significant reasons, such as the nature of the event as a fundraiser to assist in providing free art programs to the community, for a full waiver of all City Services fees.

Conclusions of Law:

1. The application is consistent with the requirements of the Park City Municipal Code, Title 4, Chapter 8.

Conditions of Approval:

1. The applicant shall comply with all Summit County Health Department requirements for food vendors.
2. The Applicant will work with Staff in order to ensure that any safety, health, or sanitation equipment, and services or facilities reasonably necessary to ensure that the event will be conducted with due regard for safety are provided and paid for by the Applicant.
3. The Applicant shall provide to the Special Events Manager proof of liability insurance as required by the Special Events Manager or the City Attorney's Office, and shall further name Park City Municipal Corporation as an additional insured.
4. The applicant shall place and maintain barricades along the “no parking” areas on Sullivan Road throughout the duration fo the event to ensure the minimum clearance requirement for emergency vehicles is met.

PASSED AND APPROVED this 25th day of April, 2002.

PARK CITY WORK SESSION NOTES
SUMMIT COUNTY, UTAH
APRIL 4, 2002

Present: **Mayor Dana Williams; Council members Peg Bodell, Kay Calvert, Candace Erickson, and Fred Jones**

Toby Ross, City Manager; Jerry Gibbs, Public Works Director; Lori Collett, Finance Manager; Lloyd Evans, Chief of Police; Bob Stephens, Administrative Services Director; Tom Bakaly, Assistant City Manager

Absent: **Council member Jim Hier**

1. Council questions/comments. Fred Jones proposed that the City be proactive in promoting water conservation early in the season, recognizing that reducing water consumption affects revenues. This may mean that the proposed 5% increase in rates would have to be adjusted further to achieve our goals. He suggested that perhaps this discussion occur now rather than later. Toby Ross explained that alternative rate structures will be presented in May as a part of budget discussions. Rates will be designed to deal with the effect of conservation on revenues and conservation programs. Mr. Jones emphasized that it is important that residents are committed early on and that Council address resulting revenue projections. The City Manager pointed out that a 10% reduction, depending on where that occurs in the rate structure, could result in a 20% decrease in revenues.

Candace Erickson requested that street clean-up be conducted on an larger portion of SR224 and SR248. Jerry Gibbs discussed the extended effort last year which will continue this year. Kay Calvert asked if the City verifies insurance when taxi companies are licensed. Lori Collett stated that an insurance certificate is mailed by the insurance company to the City. Ms. Calvert understood that providers are required to have $1.5 million on each vehicle and asked how the City monitors the number of licensed vehicles. Ms. Collett explained that $1.5 million is required for vehicles carrying 15 or more passengers and that violations are handled through a complaint process. Council member Calvert expressed concerns about the City's liability if a vehicle is not insured and an injury or property loss is incurred in an accident. Chief Lloyd Evans explained that all motorists are obligated by state law to have insurance and liability falls on the owner of the vehicle not the City. The Mayor understood that each licensed vehicle must display stickers and has personally observed non-compliance and there was discussion about one provider refusing to display his stickers. Ms. Calvert suggested that police officers issue citations at Harry O's where many unlicenced vehicles are parked for business and the Chief explained that if officers are in the area, they are most likely involved with crowd and safety issues. Blitz enforcement on cabs should be planned because of residual effects.

Peg Bodell reported that she a had an opportunity to discuss water consumption with staff as well as effectively promoting conservation. As a part of this, she emphasized that there are steps the City can take in preventing wild fires and Ron Ivie is exploring programs. Mayor Williams reported that he received correspondence from the New York fire fighters hosted in Park City. He proposed regular updates on Flagstaff from staff and Council concurred. Peg Bodell interjected that staff assumes that Council is aware of their projects or programs but often hear about them first by way of the radio or newspaper. It would be preferable to obtain this information directly from staff before they are publicized. The Mayor thanked staff for getting the skate park open.

2. Silver Meadows units. Bob Stephens explained that Silver Meadows consists of 49 units on Kearns Boulevard. Last year the City Council authorized the purchase of two additional units in anticipation of temporary housing needs during the Olympics. The Silver Meadows project came on line in 1996 and four units were purchased as rentals for employees. Over the years, some units were sold to employees and when another unit came on the market, the City could purchase that, maintaining an inventory of four units. The units are deed restricted and can not appreciate more than 3% per year and are now selling in the $140,000 range. He described a waiting list of interested employees maintained by Mountainlands Community Housing Trust. The date stamp of an application determines the order in which people are offered the rental. If a unit is not rented to a City employee, then it is offered to others on a community-wide list. In instances where a town house is sold, the City developed a strategy eliminating realtor commissions and negotiated with appraisers and title companies to minimize the cost of affordable housing. There are now two units that he believes are in the best interest of the City to keep and rent to employees. In response to a question from Peg Bodell, he explained the only qualification for employees is to be full-time. If an employee declines to rent at the time a unit becomes available, his name remains on the list in consideration of timing issues like lease obligations. In response to a question from the Mayor about income restrictions, Mr. Stephens clarified that units built with tax credits carry income restrictions, but the City's units do not. He added that our units rent for $844 which is below the allowable 3% increase; similar units are priced at $900 a month. Evergreen Development owns and controls the majority of the project and is the property management company on site, which is very beneficial. It receives 8% of the rent amount for collecting rents on behalf of the City and readily provides maintenance services.

Bob Stephens explained the City's process in notifying employees about this housing opportunity, specifically emergency personnel. In response to a question from Ms. Bodell, Chief Lloyd Evans indicated that the housing at Silver Meadows has benefitted his department to a great extent. In instances were newly hired officers have to relocate to the community, it provides interim housing. Bob Stephens continued that there is an additional affordable housing unit at 1465 Park Avenue. This provides transitional housing on a temporary basis. Because of nightly rental restrictions, housing for less than six months would not qualify for Silver Meadows stock.

Fred Jones asked the status of the affordable housing fund. The City Manager noted that developers have contributed to the fund as part of their affordable housing obligation and those monies have been used to acquire units or assist in projects. The City Manager discussed fee waivers for qualifying projects and the associated transfers covering the waivers from the Enterprise Fund. The balance in the fund is approximately $340,000. Mr. Stephens described another incentive for employees to live in the community, the City's mortgage assistance program which is funded at $20,000 a year. If an employee is interested in purchasing a house within the School District boundaries, the City will match up to $10,000 of the down-payment on a loan. Payments can be deferred for up to five years and the loan is amortized over 15 years. The interest is driven by the interest of the City's portfolio.

Kay Calvert asked if the City has considered extending the same opportunity to teachers. The Administrative Services Director responded that when the City considered purchasing affordable housing units in 1995, the School District, Fire District, and ski resorts were contacted and no one *stepped up to the plate* at that time. The criteria targets teachers and public employees as a higher priority and they are moved to the top of the list. Fred Jones expressed that he is in favor of keeping the two units, as they can always be sold and having seven affordable housing units is reasonable. Peg Bodell added that the City needs to set an example to the community as there obviously is a need for affordable housing. The Mayor acknowledged the consensus of the Council to maintain the two units in question.

3. Review of regular meeting.

Interlocal agreement - transportation. Tom Bakaly reported that the County adopted the interlocal agreement, as drafted, for transit services through December 2002. There was discussion at the Commission meeting about adjusting hours of operation to better accommodate restaurants. The fee schedule was also approved. He added that this has involved three years of negotiations with the County and the City is pleased to move forward. See regular meeting minutes.

Prepared by Janet M. Scott

PARK CITY COUNCIL MEETING
SUMMIT COUNTY, UTAH
APRIL 4, 2002

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, April 4, 2002. Members in attendance were Dana Williams, Peg Bodell, Kay Calvert, Candace Erickson, and Fred Jones. Council member Jim Hier was excused. Staff present were Toby Ross, City Manager; Mark Harrington, City Attorney; and Tom Bakaly, Assistant City Manager.

II PUBLIC INPUT

1. Park City Education Foundation fund-raiser - Don Sanborn, President of the Park City Education Foundation, requested that he be scheduled on the April 18 agenda for Council consideration of dedicating a piece of land to former Mayor Brad Olch as part of an Education Foundation fund-raising luncheon May. He asked that the property be identified by the next meeting. The City Manager suggested that the Assistant City Manager meet with Mr. Sanborn to discuss this request.

2. Olympic peace poles - Pastor Scott Schiesswohl of Park City Community Church and Olympic Chaplin, explained that 170 peace poles were created for each team competing in the Olympics and matching poles were given to the city of Salt Lake to display in Washington Square. There were eight teams that were unable to participate and it was felt that these poles should be presented to venue cities. On behalf of the Interfaith Council, he presented a peace pole to the City, which could be installed at the Olympic Welcome Plaza. Each pole has a plaque and flag of the country and the Olympic truce which is 2,900 years old. The Mayor thanked Pastor Schiesswohl and looked forward to the dedication.

3. Quarterly Summit County Commission report - Chairperson Shauna Kerr stated that the Commission approved the interlocal agreement on transportation at its meeting today. She thanked the Council and City staff for their cooperation in achieving regional transportation. The ice facility is another cooperative effort as is water. She mentioned that this is an election year for the Commission and department heads. The Commission held a retreat with staff to create a strategic plan for the County. She explained a new reorganization strategy where a new department will be formed, the Government Services Department, and a director will be hired to handle day-to-day administrative items. There are four departments that are directly managed by the Commission. Ms. Kerr noted that they are preparing for spring clean-up programs and discussed ways to bring communities in the County together to celebrate the 4^{th} of July. This year, she is the Chairperson for Mountainlands Association of Governments and invited Council to contact her with any concerns or issues.

4. Water conservation - Diane Mellen, Aerie resident, referred to a radio interview by the City's Water Manager. She understood that Ms. Gammel stated that the City hasn't had water ordinances in place since the 1980s. She felt the Council should consider a landscaping ordinance so that Kentucky bluegrass is not continued to be planted throughout town. There should be a complete

set of ordinances addressing water. Current ordinances have not been effective enough in the past and there needs to be a comprehensive long-term plan. Park City is in its fourth drought year and there is always the danger of fires in the summer. She understood that Ms. Gammel was not open to looking at model ordinances from other cities but more should be done than distributing information to the public. She encouraged the City Council to reconsider its direction for water conservation efforts.

III COMMUNICATIONS FROM COUNCIL AND STAFF

Kent Cashel reported that he received a request from the Historical Society for park-and-ride transit services from the park for its historic house tour in June. The cost is minor and he would like to accommodate them. Council agreed.

IV WORK SESSION NOTES AND MINUTES OF MEETING OF MARCH 21, 2002

Ms. Bodell added some clarification to her comments in work session notes and the minutes. Fred Jones disclosed that he will be abstaining as he was not in attendance. The Mayor requested a motion to approve the minutes as amended. Peg Bodell, "I so move". Candace Erickson seconded. Motion carried.

Peg Bodell	Aye
Kay Calvert	Aye
Candace Erickson	Aye
Jim Hier	Absent
Fred Jones	Abstention

V RESIGNATIONS AND APPOINTMENTS

Appointments (3) to the Parks, Recreation and Beautification Advisory Board for terms expiring January 2005 - Ms. Bodell invited appointees in attendance to comment. Rich Miller stated that he applied because he uses the City recreation facilities on a frequent and regular basis and wants to get the garbage cans out of Old Town. Mark Fischer commented that he has lived in Park City for four years and believes its time to give back to the community and there are many exciting projects coming on board. The Mayor requested a motion to appoint Rich Miller and Mark Fischer and to reappoint Dave Stale to the Board. Fred Jones, "I so move". Kay Calvert seconded. Motion carried.

Peg Bodell	Aye
Kay Calvert	Aye
Candace Erickson	Aye
Jim Hier	Absent
Fred Jones	Aye

VI NEW BUSINESS

1. Resolution approving a Transportation Agreement between Park City Municipal Corporation and Summit County - and

2. Interlocal Transportation Agreement between Park City Municipal Corporation and Summit County - See staff report and work session notes. Tom Bakaly noted that staff is recommending approval of the Regional Transportation Agreement through December 2002. Ms. Calvert pointed out that the required insurance is $1 million per bus and is curious why the City requires $1.5 million per 15 passenger van as a part of licensing shuttles (see work session notes). She felt there should be some consistency. Mr. Bakaly responded that there may be federal requirements requiring this designation but will look into this matter. In response to a questions from the Council, Mr. Bakaly explained that there will also be expanded paratransit service. The agreement also addresses the County's participation in the 20% match with the City as it relates to 20%/80% FTA grant program for purchasing buses. Fred Jones, "I move to adopt the resolution approving the Transpiration Agreement between Park City Municipal Corporation and Summit County that authorizes the Mayor to enter into the Agreement". Peg Bodell seconded. Motion carried.

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 3:15 p.m. Members in attendance were Mayor Dana Williams, Peg Bodell, Kay Calvert, Candace Erickson, and Fred Jones. Jim Hier was excused. Staff present were Toby Ross, City Manager; Mark Harrington, City Attorney; and Tom Bakaly, Assistant City Manager. _Candace Erickson, "I move to close the meeting to discuss property and personnel issues". Peg Bodell seconded. Motion carried.

Peg Bodell	Aye

Kay Calvert	Aye
Candace Erickson	Aye
Jim Hier	Absent
Fred Jones	Aye

The meeting opened at approximately 4:45 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 Janet M. Scott