



**PARK CITY PLANNING COMMISSION MEETING
SUMMIT COUNTY, UTAH
April 24, 2024**

The Planning Commission of Park City, Utah, will hold its regular meeting in person at the Marsac Municipal Building, City Council Chambers, at 445 Marsac Avenue, Park City, Utah 84060. Meetings will also be available online and may have options to listen, watch, or participate virtually.

SITE VISIT 4:00PM

1115 Aerie Drive – The Planning Commission Will Conduct a Site Visit to Aid in the Commissioner's Evaluation of the Conditional Use Permit for a Sports Court.

MEETING CALLED TO ORDER AT 5:30 PM.

1. ROLL CALL

2. MINUTES APPROVAL

2.A. Consideration to Approve the Planning Commission Meeting Minutes from March 27, 2024

2.B. Consideration to Approve the Planning Commission Meeting Minutes from April 10, 2024

3. STAFF AND BOARD COMMUNICATIONS AND DISCLOSURES

4. PUBLIC COMMUNICATIONS

5. WORK SESSION

5.A. **1300 Snow Creek Drive – Minor or Substantive Determination for a Modification to a Master Planned Development** – The Applicant Proposes to Construct 29 Additional Parking Spaces at the Snow Creek Master Planned Development. PL-23-05780 (20 mins.)

5.B. **Land Management Code Amendment** – The Planning Commission Will Conduct a Work Session to Review Proposed Land Management Code Amendments Regarding Steep Slope Conditional Use Permit Regulations for the Historic Residential-1, Historic Residential-2, and Historic Residential Low-Density Zoning Districts. PL-23-05673 (45 mins.)

6. REGULAR AGENDA

- 6.A. **Land Management Code Amendments** – The Planning Commission Will Review Proposed Amendments to Create a Maximum Lot Size in the Recreation Commercial Zoning District. PL-23-05821 (15 mins.)
(A) Public Hearing; (B) Recommendation to City Council for Consideration on May 23, 2024
- 6.B. **2250 Deer Valley Drive South - Conditional Use Permit** - The Applicant Proposes a New Passenger Tramway (Ski Lift), Approximately 4.62 Miles of New Beginner Ski Runs, an 8,483-Square-Foot Terminal and Lift Storage Building, and a 375-square-foot Operator House in the Recreation and Open Space Zoning District and Sensitive Land Overlay. PL-23-05938 (40 mins.)
(A) Public Hearing; (B) Action
- 6.C. **11343 Snow Top Road – Conditional Use Permit** – The Applicant Proposes Constructing an Outdoor Swimming Pool (Private Recreation Facility) Eight Feet Wide by 12 Feet Long by Five Feet Deep (480 Cubic Feet) in the Estate Zoning District and Sensitive Land Overlay. PL-24-06055 (15 mins.)
(A) Public Hearing; (B) Final Action
- 6.D. **2000 Meadows Drive (Park Meadows Golf Course) – Conditional Use Permit and Modification to the Master Planned Development** – The Applicant Proposes to Construct a 6,386-Square-Foot Maintenance Building, a 2,018-Square-Foot Lean-to Shed, and a 10,744-Square-Foot Paved Parking Area for 20 Off-Street Parking Spaces within the Park Meadows Master Planned Development and Recreation and Open Space Zoning District. PL-23-05986, Modification to MPD. PL-23-05893 (30 mins.)
(A) Public Hearing; (B) Final Action
- 6.E. **1115 Aerie Drive - Conditional Use Permit** - The Appeal Panel Granted an Appeal in Part and Remanded to the Planning Commission an Appeal in Part of the Planning Commission's July 13, 2022, Denial of a Conditional Use Permit to Construct a Private Recreation Facility at 1115 Aerie Drive. PL-21-05101 (45 mins.)
(A) Public Hearing; (B) Continue to a Date Certain

7. ADJOURNMENT

Pursuant to the Americans with Disabilities Act, individuals needing special accommodations during the meeting should notify the Planning Department at 435-615-5060 or planning@parkcity.org at least 24 hours prior to the meeting.

***Parking is available at no charge for meeting attendees who park in the China Bridge parking structure.**

A majority of Planning Commissioners may meet socially after the meeting. If so, the location will be announced by the Planning Commission Chair. City business will not be conducted.