



**PARK CITY COUNCIL MEETING MINUTES
SUMMIT COUNTY, UTAH,
August 7, 2014**

Historic Preservation Board Interview

Mayor and Council conducted a Historic Preservation Board interview.

Planning Commission Interviews

Mayor and Council conducted Planning Commission interviews.

Study Session

Green Building Standards

Matt Abbott outlined the big picture of why this is important. Looked at the current building stock for PCMC stating that the Library is on its way to LEED certified and the Marsac building is 1 point away from being certified. Discussed the Standards for EPA Energy Star as well as LEED certified. Staff is proposing new standards to meet LEED Gold on new buildings and LEED Certified or better on Existing buildings for all City owned property. Council member Peek inquired if energy star was the performance of the building. Abbott stated that the LEED is one year following the completion of the project and the energy star is an ongoing certification. Abbott stated that this study session is to look at Council's standards and what improvements they would like to make on existing buildings. Council members Beerman and Simpson agreed that they would like to look at new and existing buildings.

Abbott discussed the infrastructure standards as well such as designing for climate change, emergencies as well as future growth. Matt Cassel, City Engineer, further explained staff's outlook for the resiliency planning. Council agreed that staff is moving in the right direction. Abbott updated Council on commercial pace (Property Assessed Clean Energy) which would allow properties to make commercial energy efficient upgrades to the property with zero money down and would be paid back through taxes. Staff is looking for a pilot business to move towards more PACE projects. Council member Beerman inquired about the potential of moving forward with Residential-PACE. Abbott stated that it is not legal in Utah at this time but the discussions with the federal government and the housing association are ongoing. Chad Root, Building Official, spoke to the idea of fast tracking commercial permits if they meet LEED Gold or better, have a net zero energy building certificate and meet living building challenge criteria. Council member Beerman felt that it is a great plan and feels that the City could award or recognize projects that meet these criteria. Council member Henney suggested that encouraging a long term approach is a great plan. Mayor Thomas agreed with Beerman about the recognition of these projects that go above and beyond. Council member Simpson suggested the same idea they use for Historic projects.

Abbott discussed HERS (Home Energy Ratings Score) talking about how the City could use this to tool to see how a home is performing. Council member Beerman suggested a voluntary program like the City did with community solar. Abbot then stated that we are quarter finalists in the Georgetown Energy prize. Mayor and Council are very excited about the potential of this project.

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Abbott spoke about wood burning fireplaces regarding the particulates they put into the air. The County Council has opened a public comment period regarding code change stating that “beginning Oct 1, 2014 no person shall sell, offer for sale, supply, install, or transfer a wood burning stove that is not EPA Phase 2 certified or a fireplace that is not EPA qualified”. Discussions continued regarding why the County was looking at the future and not banning them all together. It was discussed that many homes in the county rely solely on wood burning stoves for heat. Phil Bondurant , Environmental Health Director, Summit County stated that they did not want to ban them but they needed to meet EPA standards. Council member Beerman was in favor of looking further at banning them all together within City limits. The Council then prioritized the study sessions that were requested.

Work Session

Council Questions and Comments and Manager’s Report

Mayor and Council wished Council member Beerman a Happy Birthday a week early.

Council member Matsumoto brought up the tram towers that were discussed during the retreat stating that the trams on private property were being cleared and the historic society had inquired why the structures do not qualify for historic grants. Foster stated that staff will bring the information back.

Council member Beerman thanked staff for the cake. Mountain Accord continues to move along. Congratulated the Kimball on a great Arts Festival and thanked staff for the hard work. Beerman and the Mayor attended an educational outing with the One Wasatch group.

Council member Simpson attended the lodging association meeting.

Council member Henney attended the recreation board meeting and enjoyed the Council retreat. Received a newsletter from HPCA regarding the employee bus riding program and feels that the trickle-down effect is not taking place. Allison Butz stated that it is very frustrating and feels that the employees need to know the consequences if this is not taken seriously. Henney stated he had asked Foster for data regarding the consistent heavy rain that we have had recently. Kyle MacArthur put together a chart that showed how well both the heavy rain and the water portal are working to keep residents aware of personal consumption

Council member Peek attended Historic Society and stated that they are continuing to pursue a national records grant to digitize the Park Record.

Mayor Thomas attended the Wolf pack event at the National Abilities Center where he met these great kids that have each lost a parent who served our country in the Special Forces of the Military. He found great strength and resiliency there. Enjoyed the Arts festival stating it was a great success. Looking forward to the Tour of Utah.

Main Street Circulation

Brooks Robinson, Transportation, stated that the transit department is working hard on the future of transportation. He touched on a few of the issues that affect Main Street circulation including for-hire vehicles. Showed the vehicle counts during the peak times of service. Spoke to the level of enforcement that the City has been looking at as well as balancing the guest experience. Discussed for-hire vehicle staging area options to minimize cruising along Main Street. Going forward staff is looking at continuing monitoring, updating data as well as a work

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plan. Council member Simpson inquired about the cost to updating the data. Robinson stated that it would run about \$10,000. Council member Matsumoto inquired if there has been any complaints regarding the traffic flow along Main Street. Allison Butz, HPCA, stated that she has not heard any complaints. Council member Matsumoto feels that if this to move forward then the City would need to work closely with the HPCA. Council member Henney inquired if we are solving general irritation or is there true congestion. Robinson stated that staff is trying to get ahead of the problem. Council member Henney thanked staff for looking ahead but he is not in favor of spending any more money on data at this time. Also stated he feels the hotel shuttles are a good thing to keep more vehicles off the streets. Council member Beerman stated that he wants to look at the overall experience and would like to keep an eye on this problem whereas growth is inevitable. Foster inquired if Council is in favor of looking further at staging areas. Mayor Thomas and Council member Peek stated that they are in favor of monitoring complaints. Council member Matsumoto felt that it was more of an air quality issue and feels that the taxi's would still idle even in a staging lot. Council member Henney agreed with Beerman that looking at the experience of the visitors as a main point with air quality as a close second. Peek stated that congestion is a good problem to have.

Regular Meeting

I. ROLL CALL- Mayor Jack Thomas called the regular meeting of the City Council to order at approximately 6 p.m. at the Marsac Municipal Building on Thursday, August 7, 2014. Members in attendance were Jack Thomas, Andy Beerman, Dick Peek, Liza Simpson, Tim Henney and Cindy Matsumoto. Staff members present were Diane Foster, City Manager; Mark Harrington, City Attorney; Tom Daley, Deputy City Attorney; Sharon Bauman, Senior City Recorder; Jenny Diersen, Special Events; Tommy Youngblood, Special Events; Marci Heil, City Recorder

II. COMMUNICATIONS AND DISCLOSURES FROM COUNCIL AND STAFF

Council member Peek inquired about the demolition at 1015 Park Avenue. Chief Building Official Chad Root stated that they did have a permit for the structure but did not follow the plan 100% and when staff discovered the problem they put a stop work order on the property. Root stated that the City has a requirement that those gables have to be stored in a facility and Planner Grahn is going to go analyze the gables. Council member Peek inquired if there could be any criminal charges brought forth on the property owner, Root stated that if it was intentional then criminal charges could be brought forth. Staff is investigating the matter. Staff was also able to get a court order to prevent demolition to the deteriorating structure on the neighboring property to bring it up to code as a historic property.

Council member Matsumoto stated that she would like to look at a residency requirement for Historic preservation board members as well as term limits on the board of adjustment seats. Council agreed to bring those items back in a work session.

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

Lynn Ware Peek stated that she received a water smart update notifying her she had a leak and she was able to find the leak and is very pleased that she was able to be alerted and solve the problem. She also commented on an experience of getting her 16 year old ride the bus. Stated the bus was 10 minutes late and found that anytime you want to convince or motivate people to use the bus then it's very important to be on time.

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IV. CONSENT AGENDA (*Items that have previously been discussed or are perceived as routine and may be approved by one motion. Listed items do not imply a predisposition for approval and may be removed by motion and discussed and acted upon*)

1. Consideration of authorization of the City Manager or her designee to vote in favor of 1) the Marriott hotel chain's operation of the existing Hotel Park City to a Marriott "Autograph Collection" Hotel; and 2) amendments to certain related documents needed to facilitate the deal

**Council member Beerman moved to approve the consent agenda
Council member Matsumoto seconded
Approved unanimously**

V. NEW BUSINESS

1. Consideration of Authorization for the City Manager to enter into a service provider contract for Quinn's Junction public art in a form to be approved by the Legal Department with Joshua Wiener, in the amount of Eighty Four Thousand Dollars (\$84,000.00).

Sharon Bauman, Senior City Recorder, representing the Public Art Advisory Board discussed an entrance piece that the Art board has chosen to be placed along the SR 248 corridor at Quinn's Junction. It will be constructed of 160 3" aluminum poles and will create the feeling of movement while remaining stationary. Council member Matsumoto inquired if the base will be dirt. Bauman stated that the plan is for area around the base to remain dirt. Council member Simpson clarified that the poles will be anchored in a foundation and Council member Peek and Mayor Thomas expressed concerns regarding the reaction of aluminum with concrete and some soil types. Bauman assured them that the artist will be made aware of these concerns.

Mayor Thomas opened the item up for public input. No public input was heard; Mayor Thomas closed the public input.

**Council member Simpson moved to authorize the City Manager to enter into a service provider contract for Quinn's Junction public art in a form to be approved by the Legal Department with Joshua Wiener, in the amount of Eighty Four Thousand Dollars (\$84,000.00).
Council member Peek seconded
Approved unanimously**

2. Consideration of a Master Festival License for Autumn Aloft– Hot Air Balloon Festival, as conditioned, on the following dates: Friday, September 19; Saturday, September 20; and Sunday, September 21, 2014.

Jenny Diersen, Special Events, proposed the Autumn Aloft event stating that the events will take place in the North 40 lots as well as both Marsac parking lots. Stated that they have discussed the event with surrounding neighbors and have found that most have been very receptive and excited to have the event back in Park City. Stated that there will be a Balloon Meister to ensure that the public will remain safe if weather turns for the worse. Council member Henney inquired why the festival went away in the first place. Mike Bowens, Balloon Meister,

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stated that it became so successful that 20,000 people came to Park City and the City was not able to handle the impacts. Monty Coats stated that in the old day the city tried to park all the cars in the neighborhood and now we have a different approach on parking. Diersen stated there would be a media day on Friday with 6 balloons and then 18 balloons on Saturday and Sunday with the balloon glow on Saturday night.

Mayor Thomas opened public hearing. No public comments were heard; Mayor Thomas closed the public hearing.

Council member Simpson inquired if staff could please include the table of all the events that are happening in the findings of fact. Council member Peek inquired about the application stating that there would be fireworks, Diersen clarified that there will not be fireworks.

**Council member Beerman moved to approve a Master Festival License for Autumn Aloft– Hot Air Balloon Festival, as conditioned, on the following dates: Friday, September 19; Saturday, September 20; and Sunday, September 21, 2014
Council member Matsumoto seconded
Approved unanimously**

3. Consideration of a Master Festival License for the North Face Endurance Challenge – Utah, as conditioned, on October 4 & 5 2014

Tommy Youngblood, Special Events, presented the application for the North Face Endurance challenge, if approved it would comprise the largest number of miles of trails used during one event. It is a very large multi distance event. Staff has been working very closely with the event coordinators and feels it will be a good test for our system. Council member Henney stated that he assumes that the high school team was still be able to hold their scheduled half marathon as well. Youngblood stated that the synergy with this event planning was awesome; the high school cross country team has been integrated into the race as participants as well as volunteers and will include a fundraising effort for the school.

Mayor Thomas opened public hearing. No public comments were heard; Mayor Thomas closed the public hearing.

**Council member Peek moved to approve a Master Festival License for the North Face Endurance Challenge – Utah, as conditioned, on October 4 & 5 2014
Council member Henney seconded
Approved unanimously**

4. Consideration of an Ordinance approving the plat amendment for 1102 Norfolk Avenue Subdivision located at 1102 Norfolk Avenue, Park City Utah. pursuant to the findings of fact, conclusions of law and conditions of approval stated in an attached ordinance in a form approved by the City Attorney

Mayor Thomas opened public hearing. No public comments were heard; Mayor Thomas closed the public hearing.

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Council member Peek moved to Continue the consideration of an Ordinance approving the plat amendment for 1102 Norfolk Avenue Subdivision located at 1102 Norfolk Avenue, Park City Utah to August 28, 2014

**Council member Simpson seconded
Approved unanimously**

VI. ADJOURNMENT INTO CLOSED SESSION

**Council member Simpson moved to adjourn into a closed session
Council member Beerman seconded
Approved unanimously**

Closed Session

To discuss Property, Personnel and Litigation

The City Council met in a closed session at approximately 7:30 p.m. Members in attendance were Mayor Jack Thomas, Andy Beerman, Liza Simpson, Dick Peek, Cindy Matsumoto and Tim Henney. Staff members present were Diane Foster, City Manager; Mark Harrington, City Attorney; Matt Dias, Assistant City Manager. **Council member Simpson moved to close the meeting to discuss Property, Litigation and Personnel. Council member Beerman seconded. Motion carried.**

Council member Simpson moved to open the closed session. Council member Beerman seconded. Motion 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 Marci S. Heil, City Recorder.

Marci Heil

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