

Ordinance 2019-49

AN ORDINANCE AMENDING THE LAND MANAGEMENT CODE OF PARK CITY, UTAH, AMENDING CHAPTER 15-11 HISTORIC PRESERVATION.

WHEREAS, the Land Management Code was adopted by the City Council of Park City, Utah to promote the health, safety and welfare of the residents, visitors, and property owners of Park City; and

WHEREAS, the Land Management Code implements the goals, objectives and policies of the Park City General Plan to maintain the quality of life and experiences for its residents and visitors and to preserve the community's unique character and values; and

WHEREAS, the proposed Land Management Code (LMC) amendments enhance the design standards to maintain aesthetic experience of Park City; and

WHEREAS, these proposed Land Management Code (LMC) amendments were reviewed for consistency with the Park City General Plan; and

WHEREAS, the City Council finds that the proposed changes to the Land Management Code are necessary to supplement existing zoning regulations to protect Historic structures and the economic investment by owners of similarly situated property (currently Historic);

WHEREAS, Park City was originally developed as a mining community and much of the City's unique cultural identity is based on the historic character of its mining era buildings; and

WHEREAS, the Historic buildings are among the City's most important cultural, educational, and economic assets;

WHEREAS, the demolition and significant alteration of Historic buildings would permanently alter the character of a neighborhood, community and City;

WHEREAS, the Historic Preservation Board duly noticed and conducted public hearings at the regularly scheduled meetings on August 7, 2019 and August 21, 2019 and forwarded a recommendation to Planning Commission and City Council; and

WHEREAS, the Planning Commission duly noticed and conducted public hearings at the regularly scheduled meetings on August 28, 2019 and forwarded a recommendation to City Council; and

WHEREAS, the City Council duly noticed and conducted a public hearing at its regularly scheduled meeting on September 12, 2019; and

WHEREAS, it is in the best interest of the residents of Park City, Utah to amend the Land Management Code to be consistent with the values and goals of the Park City General Plan and the Park City Council; to protect health and safety and maintain the quality of life for its residents and visitors; to preserve and protect the vitality, activity and success of the ski resort base area; to ensure compatible development; and to preserve the community's unique character.

NOW, THEREFORE, BE IT ORDAINED by the City Council of Park City, Utah as follows:

SECTION 1. APPROVAL OF AMENDMENTS TO TITLE 15 - LAND MANAGEMENT CODE CHAPTER 15-11 HISTORIC PRESERVATION. The recitals above are incorporated herein as findings of fact. Chapters 15-11 of the Land Management Code of Park City are hereby amended as redlined in Exhibit A.

SECTION 2. EFFECTIVE DATE. This Ordinance shall be effective upon publication.

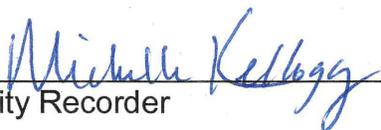
PASSED AND ADOPTED this 12th day of September, 2019.

PARK CITY MUNICIPAL CORPORATION



Andy Beerman, Mayor

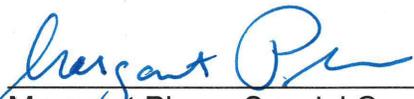
Attest:



Michelle Kellogg
City Recorder



Approved as to form:



Margaret Plane, Special Counsel

Exhibits

Exhibit A – LMC § 15-11-2 Terms and Qualifications of Members

Exhibit B – LMC § 15-11-8 Staff Assistance

1 **Exhibit A – LMC § 15-11-2 Terms and Qualifications of Members**

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3 **15-11-2 Terms And Qualifications Of Members**

4 Members of the HPB shall serve terms of three (3) years. The terms shall be staggered.
5 Terms may expire on May 1, however, members of the HPB shall continue to serve until
6 their successors are appointed and qualified.

7 A. The Mayor shall appoint a new HPB member to fill vacancies that might arise
8 and such appointments shall be to the end of the vacating member's term.

9 B. It is the first priority of the City Council that the HPB have technical
10 representation in Historic preservation, therefore, when vacancies occur and if
11 appropriate, it shall be the first consideration of the City Council to ensure that
12 there is a licensed architect, or other professional having substantial experience
13 in rehabilitation-type construction, serving on the HPB, and secondly that there is
14 representation from the Park City Historical Society. After being notified by the
15 City of a vacancy, at least two (2) nominations shall be rendered to the City
16 Council by the Park City Historical Society if it desires to participate in the
17 Application process.

18 C. In addition, the HPB should include members with the following qualifications, or
19 representing the following interests:

- 20 1. A member recommended by or associated with the Utah State Historical
21 Society or ~~Utah Heritage Foundation~~ Preservation Utah.
22 2. A member living in the Historic District with demonstrated interest and
23 knowledge of Historic preservation.
24 3. A member appointed at large from Park City with demonstrated interest
25 and knowledge of Historic preservation.
26 4. A member associated with Main Street Business and commercial
27 interests.

28 **HISTORY**

29 *Adopted by Ord. 02-07 on 5/23/2002*

30 *Amended by Ord. 03-34 on 7/10/2003*

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34 **Exhibit B – LMC § 15-11-8 Staff Assistance**

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36 **15-11-8 Staff Assistance**

37 The City may, subject to the approval of the City Manager, provide staff and/or the HPB
38 with such assistance from:

39 **A. ~~[Utah Heritage Foundation]~~ Preservation Utah.**

40 B. National Trust for Historic Preservation.

41 C. Utah State Division of History.

42 D. Park City Historical Society.

43 E. American Institute of Architects (AIA).

44 F. The National Alliance of Preservation Commissions.

45 G. American Planning Association (APA)

46 **HISTORY**

47 *Adopted by Ord. 02-07 on 5/23/2002*

48 *Amended by Ord. 03-34 on 7/10/2003*

49 *Amended by Ord. 06-35 on 6/8/2006*

50 *Amended by Ord. 09-23 on 7/9/2009*

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