

ORDINANCE 2021-05

AN ORDINANCE AMENDING LAND MANAGEMENT CODE § 15-3-3(C), *PARKING AREA LIGHTING*; § 15-3-4(C), *PARKING GARAGES AND STRUCTURES*; § 15-5-1, *ARCHITECTURAL REVIEW – POLICY AND PURPOSE*; §15-5-5(J), *LIGHTING*; § 15-15-1, *DEFINITIONS*; AND § 15-15-2, *LIST OF DEFINED TERMS TO UPDATE THE CITY'S OUTDOOR LIGHTING CODE*

WHEREAS, the City's outdoor lighting code has not been updated since 1998 and the General Plan City Implementation Strategy 5.4 recommends enactment of a new night sky ordinance;

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 City residents and visitors;

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;

WHEREAS, the Land Management Code is designed, enacted, restated, and reorganized to implement the goals and policies of the General Plan in part for the preservation of night skies;

WHEREAS, the International Dark-Sky Association establishes model codes to help communities mitigate impacts of outdoor lighting to protect human health, nocturnal habitats, and public enjoyment of the night sky;

WHEREAS, on March 13, 2019, the Summit County Council adopted Ordinance 896, updating the Snyderville Basin Development Code Lighting Regulations, establishing International Dark-Sky Association best practices, including a maximum Lumen per property, 3,000 degrees Kelvin for outdoor lighting, and a requirement to fully shield outdoor lighting;

WHEREAS, to implement these best outdoor lighting practices in Park City with an outdoor lighting code that is tailored for the City's Historic Districts, the resort seasons, outdoor lighting on Ridge Line Areas and Steep Slopes, and community compliance, the Planning Commission duly noticed and conducted a work session on September 9, 2020, duly noticed and conducted a public hearing on November 11, 2020, duly noticed and conducted a work session on December 9, 2020, and duly noticed and conducted a public hearing on January 13, 2021, forwarding a positive recommendation to City Council with amendments;

WHEREAS, the City Council duly noticed and conducted a public hearing on January 21, 2021.

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

SECTION 1. MUNICIPAL CODE OF PARK CITY, LAND MANAGEMENT CODE TITLE 15. The recitals above are incorporated herein as findings of fact. Sections 15-3-3(C), 15-3-4(C), 15-5-1, 15-5-5(J), 15-15-1, and 15-15-2 are hereby amended as outlined in Attachment 1.

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

PASSED AND ADOPTED this 21st day of January, 2021

PARK CITY MUNICIPAL CORPORATION

DocuSigned by:
Andy Beerman
0340104CDC42481...

Andy Beerman, Mayor

Attest:



DocuSigned by:
Michelle Kellogg
E5F905BB533F431...

Michelle Kellogg, City Recorder

Approved as to form:

DocuSigned by:
Mark Harrington
B7478B7734C7490...

Mark Harrington, City Attorney

1 **15-3-3 General Parking Area And Driveway Standards**

2 Off-Street parking shall meet the following standards:

3 . . .

4 C. **PARKING AREA LIGHTING.** [~~Low pressure or high pressure sodium light~~
5 ~~sources are the only allowed light sources for Parking Areas with five (5) or more~~
6 ~~spaces.~~] Lighting fixtures affixed to Buildings for the purposes of lighting Parking
7 Areas [~~shall be~~] are prohibited. Light levels [~~should~~] shall be designed with minimum
8 light trespass off Site by using [~~cut-off~~] Luminaries that are Fully Shielded with no
9 light distributed above the horizontal plane of the Luminaire.

10 1. **MAXIMUM LIGHT DISTRIBUTION.** For uniformity in lighting and
11 prevention of shadows, an average horizontal luminance level of two (2)
12 Foot Candles with a 4:1 Uniformity Ratio over the Site is the maximum
13 allowed.

14 2. **POLE HEIGHT/WATTAGE/DESIGN.** Luminaries mounting height must be
15 measured from the Parking Lot or driveway surface in the range of twelve
16 feet (12') to twenty feet (20') as determined by the Planning Department
17 and/or the Planning Commission. The maximum height shall only be
18 allowed after the review and approval of the Planning Department with
19 specific findings. The determination shall be based on:

- 20 a. review of the Site plan,
- 21 b. proposed land Uses,
- 22 c. surrounding land Uses,
- 23 d. Parking Area size,

- 24 e. Building mass,
 - 25 f. location of the Site with respect to other lighting sources,
 - 26 g. impacts on the adjacent Properties,
 - 27 h. topography of Site, and
 - 28 i. other Site features.
- 29 Light poles higher than sixteen feet (16') are appropriate only for
- 30 Parking Areas exceeding two hundred (200) stalls and not in close
- 31 proximity to residential Areas.

32 **3. PARKING AREA WATTAGE/DESIGN STANDARD.**

- 33 a. Luminaries for twelve foot (12') to sixteen foot (16') poles must not
- 34 exceed fifty (50) watts per fixture or 105 watts per pole.
- 35 b. Luminaries for eighteen foot (18') and twenty foot (20') poles must
- 36 not exceed seventy-five (75) watts per fixture or 150 watts per pole.
- 37 c. Wood fixtures and fixtures mounted on wooden poles are
- 38 encouraged. They must be naturally stained or painted in earth
- 39 tones. If metal fixtures or poles are used they should be black, dark
- 40 brown, or earth tone.
- 41 d. The base of the pole shall be treated with paint, stain, stucco, or
- 42 another form of decorative cover. All attempts shall be made to
- 43 place the base of light poles within landscape Areas.
- 44 e. The maximum color temperature for Parking Area lighting is 3,000
- 45 degrees Kelvin.

- 46 f. Parking Areas exceeding two hundred (200) stalls shall have
47 programmable fixtures, dimmable lights, and motion sensors.

48 4. **UNDERGROUND PARKING GARAGE ENTRYWAYS.** Light sources
49 within the first thirty feet (30') of an open garage entryway must be [high
50 pressure sodium light sources with] partially shielded fixtures.

51 5. **SUBMISSION REQUIREMENTS.** An Application for Development with
52 Off-Street parking must contain the following:

53 a. plans indicating the location on the premises, and the type of
54 illumination devices, fixtures, lamps, supports, reflectors,
55 installation, and electrical details;

56 b. description of illuminating devices, fixtures, lamps, supports,
57 reflectors, and other devices, that may include, but is not limited to,
58 manufacturer catalog cuts and drawings, including section where
59 required;

60 c. photometric data, such as that furnished by manufacturers or
61 similar showing the angle of the cut off or light emission. A point by
62 point light plan may be required to determine the adequacy of the
63 lighting over the Site.

64 6. **[NON-CONFORMANCE]** ~~All operable outdoor light fixtures previously~~
65 ~~lawfully installed, that do not meet these lighting requirements, are~~
66 ~~considered to be non-conforming fixtures. The Applicant must bring such~~
67 ~~fixtures into compliance with this Code with any exterior Building Permit.~~

68 ~~On residential Structures, only new exterior fixtures on remodels or new~~
69 ~~additions must comply with these requirements.]~~

70 **15-3-4 Specific Parking Area And Driveway Standards For Single Family**
71 **Residences And Duplexes, Parking Areas With 5 Or More Spaces, And Parking**
72 **Structures**

73 A. **SINGLE FAMILY RESIDENCES AND DUPLEXES.**

74 1. **SINGLE GARAGES.** In Single Family Dwellings, single car garages must
75 have a minimum interior dimension of eleven feet (11') wide by twenty feet
76 (20') deep. Double car garages must be at least twenty feet (20') wide by
77 twenty feet (20') deep.

78 2. **CIRCULAR DRIVEWAYS.** Circular driveways are permitted for Single
79 Family and Duplex Dwellings provided one leg leads directly to and from a
80 legally located garage or carport, subject to the following conditions:

- 81 a. Such drives shall be paved with a hard surface.
- 82 b. Such drives shall be a minimum of twelve feet (12') and a maximum
83 of twenty-four feet (24") in width.
- 84 c. There shall be a Landscaped Area at least fifteen feet (15') in depth
85 from the Front Property Line to the inside of the drive.

86 3. **PARKING RESTRICTIONS.**

- 87 a. All vehicles, boats, RVs, trailers, and similar vehicles must be
88 parked on an approved paved surface. At no time shall a vehicle be
89 parked on lawn or other landscaped Areas.

- 90 b. Driveway Areas are not to be used for the storage of any trailer,
91 camper, motor home, boat or equipment at any time.
- 92 c. Passenger automobiles may be parked on driveways serving
93 private residences, provided the automobile is parking completely
94 on private Property. EXCEPTIONS: Parking may be allowed within
95 a Right-of-Way Area, such as within the Historic District when the
96 Street is not located within the platted Right-of-Way and the Right-
97 of-Way is between the Street and garage. Exceptions must be
98 approved by the City Engineer.

99 **B. PARKING AREAS WITH FIVE (5) OR MORE SPACES.**

- 100 1. All Parking Lots shall maintain the required Front and Side Setbacks as
101 would be required for any Structure.
- 102 2. Wherever a Parking Lot or driveway to a Parking Lot is proposed to abut a
103 Residential Use, the Applicant must Screen the Lot or drive.
- 104 3. Adjacent driveways must be separated by an island of the following
105 widths: Multi-Unit Dwelling a minimum width of eighteen feet (18');
106 Commercial a minimum width of twenty-four feet (24').
- 107 4. Driveways must be at least ten feet (10') from any intersecting Right-of-
108 Way.
- 109 5. A geotechnical report must be submitted to the City Engineer providing
110 recommendations on Parking Lot design and construction parameters.

111

112 The City Engineer may approve minor spacing and width deviations.

113 **C. PARKING GARAGES AND STRUCTURES.**

114 **1. STRUCTURED PARKING REQUIREMENTS.** Parking within a fully
115 enclosed Parking Structure where the weather does not affect the
116 availability of Spaces requires the following:

- 117 a. Twenty-four foot (24') minimum aisle width, for ninety degree (90°)
118 layout;
- 119 b. Adequate circulation to ensure that each required Space is readily
120 accessible as well as usable. Column and wall locations must be
121 specifically addressed in terms of automobile and pedestrian
122 circulation and maneuvering.
- 123 c. Light sources within the first thirty feet (30') of a Parking Structure
124 opening must be ~~[high pressure sodium or compact fluorescent~~
125 ~~light sources with]~~ Partially Shielded fixtures.

126 . . .

127 **15-5-1 Policy And Purpose**

128 As a community dependent upon the tourism industry, the atmosphere and aesthetic
129 features of the community take on an economic value for the residents and Property
130 Owners of Park City.

131
132 It is in the best interests of the general welfare of the community to protect the aesthetic
133 values of the community through the elimination of those architectural styles, and those
134 Building and Landscape materials, which, by their nature, are foreign to this Area, and
135 this climate, and therefore tend to detract from the appearance of the community.

136

137 Most of Park City’s Main Street and many homes in Park City’s older neighborhoods are
138 listed on the National Register of Historic Places as well as being locally designated as
139 Historic Sites, which is a point of considerable importance to the tourism industry. New
140 Development, while distinct from surrounding Historic Sites, should not detract from
141 them. Park City is densely developed due to the shortage of level, buildable land.

142

143 The effect of one Development is felt on the community as a whole. It is the policy of
144 the City to foster good design within the constraints imposed by climate, land ownership
145 patterns, and a Compatible architectural theme.

146

147 ~~[It is also the intent of this section to encourage lighting practices and systems which will
148 minimize light pollution, glare, and light trespass; conserve energy and resources while
149 maintaining night time safety, utility, and security; and curtail the degradation of the
150 night time visual environment.]~~

151

152 ~~It is recognized that the topography, atmospheric conditions and resort nature of Park
153 City are unique and valuable to the community. The enjoyment of a starry night is an
154 experience the community desires to preserve. The City of Park City, through the
155 provisions herein contained, promotes the reduction of light pollution that interferes with
156 enjoyment of the night sky.]~~

157 . . .

158 **15-5-5 Architectural Design Guidelines**

159 . . .

160 J. **OUTDOOR LIGHTING.**

161 1. **PURPOSE.** It is the intent of this Subsection to establish lighting practices and
162 systems to minimize light pollution, glare, and light trespass; conserve energy and
163 resources while maintaining nighttime safety, utility, and security; and curtail the
164 degradation of the nighttime visual environment.

165

166 It is recognized that the topography, atmospheric conditions, and resort nature of Park
167 City are unique and valuable to the community. The enjoyment of a starry night is an
168 experience the community desires to preserve. The City of Park City, through the
169 provisions herein contained, promotes the reduction of light pollution that interferes with
170 enjoyment of the night sky.

171

172 The functional objectives in providing [~~exterior Area~~] outdoor lighting are to illuminate
173 Areas necessary for safe, comfortable, and energy-efficient Use. [~~The number of~~
174 ~~fixtures~~] Outdoor lighting shall be limited to provide for safe entry and egress and for
175 sign and Business identification. [~~Illumination of new Building features for architectural~~
176 ~~enhancement is prohibited. Historic Structures may be illuminated under the terms~~
177 ~~prescribed in this Code.~~]

178

179 With the exception of Americans with Disabilities Act, the minimum lighting standards
180 generally applied and recommended by the Illuminating Engineering Society of North
181 America (IES)[~~7~~] are observed by this Code.

182 2. **CONFORMANCE WITH APPLICABLE CODES.** All outdoor electrically powered
183 illuminating devices shall be permitted, inspected, and installed in conformance with the
184 provisions of this Code, the International Building Code, the Electrical Code, the
185 Illuminating Engineering Society of North America standards, and the Sign Code [~~under~~
186 ~~the appropriate permit and inspection~~]. When discrepancies in these Codes exist, the
187 most restrictive shall apply.

188 3. **APPROVED MATERIALS AND METHODS OF CONSTRUCTION OR**
189 **INSTALLATION/OPERATION.** The provisions of this Code are not intended to prevent
190 the Use of any design, material, or method of installation or operation not specifically
191 prescribed by this Code, provided any such alternate has been approved. The Chief
192 Building Official may approve any such proposed alternate providing [~~he/she~~] they
193 find[~~s~~] that:

- 194 a. The alternative provides approximate equivalence to the applicable
195 specific requirement of this Code;
- 196 b. The alternative is otherwise satisfactory and complies with the
197 intent of this Code; or
- 198 c. The alternate has been designed or approved by a registered
199 professional engineer and the content and function promotes the
200 intent of this Code.

201 4. **SUBMISSION OF PLANS AND EVIDENCE OF COMPLIANCE WITH CODE.**

- 202 a. The Applicant for any permit required by any provisions of the laws
203 of this jurisdiction in connection with proposed work involving
204 outdoor lighting fixtures shall submit, as part of the Application for

205 permit, evidence that the proposed lighting [~~fixtures and Light~~
206 ~~Source~~] will comply with this Code. The submission shall contain
207 the following:

208 1. Plans indicating the location on the premises, and the type of
209 illumination devices, fixtures, lamps, supports, reflectors, and
210 installation and electrical details;

211 2. Description of illuminating devices, fixtures, lamps, supports,
212 reflectors, and other devices. The description may include,
213 but is not limited to, catalog cuts by manufacturers, and
214 drawings [~~illustrations , including section where required~~].

215 For commercial, resort, recreation, and industrial Uses,

216 [P]hotometric data [~~, such as that furnished by~~
217 ~~manufacturers or similar showing the angle of the cut off or~~
218 ~~light emission~~] is required. A point by point light plan may
219 also be required to determine the adequacy of lighting over
220 the entire Site.

221 3. A table showing the total number of proposed exterior lights
222 by fixture type, degrees Kelvin, Lumens per fixture, and lamp
223 type.

224 4. Additional information may be required elsewhere in the laws
225 of this jurisdiction upon Application for the required permit.

226 b. Lamp or Fixture Substitution. On commercial Structures if any
227 outdoor light fixture or the type of Light Source therein is proposed

228 to be changed after the permit has been issued, a change request
229 must be submitted to the Planning Department for approval.

230 Adequate information to assure compliance with this Code must be
231 provided and the request must be received prior to substitution.

232 **5. COLOR TEMPERATURE.** The maximum color temperature for outdoor lighting is
233 3,000 degrees Kelvin. The Planning Director may approve outdoor lighting with a color
234 temperature up to 5,000 degrees Kelvin when required for public safety or law
235 enforcement activities.

236 **6. LUMENS.**

237 a. Multi-Unit Dwellings and commercial Uses shall not exceed
238 2,500 Lumens per light and the total lighting shall not exceed
239 100,000 Lumens per acre. Lumens shall correspond with the
240 size of the Lot.

241 b. Parking Area lighting is exempt from the Lumen calculation.

242 **[5.] 7. SHIELDING.** All non-exempt outdoor lighting [~~fixtures~~] shall [~~have shielding~~] be
243 Fully Shielded [~~as required by Table 1 of this Chapter below.~~]

244 a. ~~Historic District Shielding and Fixture Exemption. Fixtures in the~~
245 ~~HR-L, HR-1, HR-2, HCB, HRM, and HRC Zoning Districts that~~
246 ~~replicate a Historic fixture shall be permitted to be installed without~~
247 ~~partial shields with the approval of the Planning Director. All fixtures~~
248 ~~shall be filtered and refractors that direct the light downward shall~~
249 ~~be installed if the bulb is exposed.~~

250 Historic fixtures that are fifty (50) years or older and contribute to
 251 the architectural and cultural character of the Historic District, are
 252 exempt from these requirements.

253 Architectural features on Historic Structures may be illuminated with
 254 fully shielded fixtures.

255 ~~6. WATTAGE/FIXTURE AND LIGHT SOURCE REQUIREMENTS.~~ Wattage, fixture and
 256 Light Source requirements as outlined in the following Table 1 apply to all zones
 257 throughout the City:

258 Table 1

Light Source	Fully Shielded	Partially Shielded	Watt (Maximum Per Fixture)
High Pressure Sodium ¹		x	50
Low Pressure Sodium		x	55
Metal Halide ²		x	1,500
Low Voltage/Halogen ³		x	50
Compact Fluorescent		x	75

259 Other Sources: As approved by the Planning Director

260 Note: "x" indicates the required standard.

261 ¹This is the standard Light Source for Park City and Summit County unless
 262 otherwise noted in a specific section. Fully shielded fixtures are preferred
 263 but not required with this Light Source. Other sources are only permitted
 264 as noted. Residential porch lights and exterior garage and post lights may

265 utilize incandescent bulbs, provided that the bulbs are Shielded. Lighting
266 for signs may use halogen bulbs, provided that they are Shielded and
267 directed at the sign face. Wattages outlined are the maximum and can be
268 decreased under the Building Permit review process depending on the
269 number and location of the fixture on each project. In no case shall the
270 levels be reduced to levels below the Illuminating Engineering Society
271 (IES) minimum standards.

272 ²Metal Halide sources shall be permitted only for recreational sport field or
273 ski Area Uses and installed only in one hundred percent (100%) fully
274 enclosed Luminaries. Metal Halide lights shall also be filtered.

275 ³Low voltage/halogen sources are permitted in landscaping lighting only.]

276 **[7]8. GAS STATION CANOPIES.** Lighting for Gas station canopies shall be Fully
277 Shielded with flat lenses so that the lighting is recessed or flush with the bottom surface
278 of the canopy and shielded by the fixture or edge of the canopy. The canopy
279 undersurface shall be non-reflective. [may not exceed an average horizontal luminance
280 level of eight (8) Foot Candles across the Site and the maximum point levels should not
281 exceed fifteen (15) Foot Candles within the Area directly underneath the canopy].

282 **[8]9. [AREA LIGHTING -] BUILDING CANOPY, [AND] SOFFIT, AND WALL**
283 **MOUNTED LIGHTING.** [Area, stand alone or wall] Lighting fixtures mounted on a
284 Canopy or soffit shall be recessed so that the lighting is flush with the bottom surface
285 and Fully Shielded by the fixture or the edge of the Canopy or soffit. Wall-mounted
286 fixtures shall not be mounted above eighteen feet (18') as measured from the top of the
287 fixture to the adjacent Grade or horizontal plane being lit by the fixture. [The horizontal

288 ~~luminance level along the sidewalk or Building Facade shall not exceed one (1)~~
289 ~~Horizontal Foot Candle with a uniformity ratio of 4:1.]~~

290 **[9]10. CONSTRUCTION SITES.** All commercial construction Sites shall submit a
291 lighting plan as part of the Construction Mitigation Plan for the project prior to Building
292 Permit issuance. Criteria for review shall include duration, number, location, height,
293 Light Source, and hours of operation.

294 **[40]11. [LANDSCAPE] PATHWAY LIGHTING.** ~~[The primary function of landscape~~
295 ~~lighting is to provide illumination for pathways, steps, and entrances to Buildings.~~
296 ~~Pathway Lighting. Two types of lights can be selected: Three foot (3') bollards with~~
297 ~~louvers and ten foot (10') pole mounted, down directed Luminaries. Bollard lights shall~~
298 ~~be low voltage.]~~ The intent of pathway ~~[lights]~~ **lighting** is to provide pools of light to help
299 direct pedestrians along the path, not to fully illuminate the path. ~~[Steps and path]~~
300 **Pathway** intersections should be illuminated for safety. **Pathway lighting shall not be**
301 **mounted more than ten feet (10') above finished grade.** ~~[The maximum Foot Candle~~
302 ~~permitted on the ground is one (1) Horizontal Foot Candle or less.]~~

303
304 **Pathway lighting less than eighteen inches (18") in height with a total light output that is**
305 **less than 300 Lumens is exempt from the property Lumen calculation and the Fully**
306 **Shielded requirement.**

307 a. ~~[Highlighting, Backlighting. Only low voltage systems are permitted.~~
308 ~~Lights must be partially shielded and light must not be directly off~~
309 ~~the Property. A maximum Foot Candle permitted at ten feet (10') is~~

310 0.6 Horizontal Foot Candles from the Light Source. Up-lighting is
311 prohibited.

312 b. Moonlighting. Low voltage systems may be placed in trees or on
313 Buildings to give the effect of moonlight. Lights must be down-
314 directed and partially shielded. A maximum Foot Candle permitted
315 at ten feet (10') is 0.25 Horizontal Foot Candle from the Light
316 Source. Up-lighting is prohibited.]

317 **[44]12. RECREATIONAL LIGHTING.** Because of their unique requirements for
318 nighttime visibility and their limited hours of operation, baseball diamonds, playing fields,
319 tennis courts, and ski area runs may [Use the Light Source permitted under Table 4
320 above with] **operate with** the following conditions and exceptions:

321 a. The height of outdoor recreational posts shall not exceed seventy
322 feet (70') above Natural Grade. The average Horizontal Foot
323 Candle shall not exceed 3.6 across the Area boundary with a
324 uniformity ratio of 4:1. Ski area lighting may require higher
325 illumination levels in some instances. Those levels shall be
326 reviewed and approved by the Planning Commission under the
327 Conditional Use process outlined in [the LMC] **Section 15-1-10.**

328 b. All fixtures [used for event lighting] shall be [fully shielded] **Fully**
329 **Shielded** [as defined in Section (4) herein,] or be designed or
330 provided with sharp, cutoff capability[, so as] to minimize up-light,
331 spill light, and glare.

- 332 c. Recreational lighting shall be turned off within thirty (30) minutes of
333 the completion of the last game, practice, or event. In general,
334 recreational lighting shall be turned off ~~[after]~~ by 11:00 [p.m.] PM,
335 unless an exception is granted by the Planning Director for a
336 Special Event, permitted under Municipal Code Title 4A ~~[specific~~
337 ~~event or as approved as part of a Master Festival license]~~.
338 d. Private sport court facilities shall use Fully Shielded fixtures.
339 Lighting shall be turned off by 11:00 PM.

340 ~~[12. RESIDENTIAL LIGHTING.~~

- 341 a. ~~All exterior lights on porches, garage doors, or entryways shall be~~
342 ~~shielded to prevent glare onto adjacent Property or public right of~~
343 ~~ways and light trespass into the night sky. Lights shall be directed~~
344 ~~at walkways or entries and shall not be directed into the night sky.~~
345 b. ~~Compact fluorescent fixtures are the recommended Light Source.~~
346 ~~High pressure sodium and incandescent bulbs may be permitted,~~
347 ~~provided the wattage is low and the light is Shielded and down-~~
348 ~~directed.~~
349 c. ~~Bare bulb light fixtures such as flood or spotlights are not permitted.~~
350 d. ~~Lighting exterior Building features for architectural interest is~~
351 ~~prohibited.~~
352 e. ~~Security lighting shall be fully shielded and shall be set on a timer~~
353 ~~or motion detector. Infrared sensor spotlights are the recommended~~
354 ~~light type for security.~~

355 f. ~~Private sport court facilities shall Use fully shielded fixtures and~~
356 ~~shall not Use the lights past 11 p.m.]~~

357 **13. SEASONAL DISPLAY OF LIGHTS.** ~~[Seasonal restrictions apply to the HCB, GC,~~
358 ~~LI, and HRC zones. Residential Uses in the HR-1, HR-2, E, HRL, SF, RM, R-1, RDM,~~
359 ~~and RD zones are exempt from these requirements.] Low-Lumen winter seasonal~~

360 [displays] lights that do not cause light trespass or interfere with the reasonable use and
361 enjoyment of property are permitted from the first of November to the first of March.
362 [15th of April per the Park City Municipal Code. Displays should] Seasonal lights are
363 exempt from the Fully Shielded requirement and any color of lights may be used;
364 however, seasonal lights shall not be used to create advertising messages or signs.
365 Spelling out the name of a Business with seasonal lights is prohibited.

366 a. Residential seasonal lights shall comply with zone-required Setbacks and be
367 turned off by 11:00 PM.

368 b. Commercial seasonal lights shall be turned off by midnight.

369 c. EXCEPTIONS.

370 1. Low-Lumen seasonal lights outlining buildings on Main Street,
371 Swede Alley, and the General Commercial Zoning District are
372 allowed year-round. Seasonal lights outlining buildings on Main
373 Street and Swede Alley shall be turned off ~~[at midnight]~~ by 2:30 AM.

374 2. String Lights are exempt from the Fully Shielded requirement and
375 may be used year-round to illuminate decks, porches, and patios.

376 but are prohibited from illuminating landscaping or outlining
377 Structures.

378 ~~[Any color of lights may be used; however, the lights shall not be used to create~~
379 ~~advertising messages or signs. Spelling out the name of a Business is prohibited.]~~

380
381 **14. OUTDOOR DISPLAY LOTS.** Any Light Source permitted by this Code may be used
382 for lighting of outdoor display Lots such as, but not limited to, automobile sales or rental,
383 recreational vehicle sales, Building material sales, and seasonal goods, provided all the
384 following conditions are met:

385 a. All fixtures shall be Fully Shielded ~~[as defined in LMC Chapter 15-~~
386 ~~15].~~

387 b. ~~[The maximum horizontal illumination across the Site shall not~~
388 ~~exceed an average Foot Candle of two (2) across the Site with a~~
389 ~~uniformity ratio of 4:1.]~~ The lighting shall be setback so that the
390 lighting does not trespass on adjacent properties.

391 c. Display lighting shall be turned off within thirty (30) minutes of
392 closing of the Business. Lighting used after 11 ~~[p.m.]~~ **PM** shall be
393 security lighting. Security lighting shall be required to be motion
394 sensor ~~[sensitive not permanently illuminated]~~. Infrared sensor
395 security lights are the only type of security light permitted.

396 **15. PROHIBITED LIGHTING.** Unless otherwise exempted, the following are prohibited:

397 a. Up-lighting;

- 398 b. Unshielded Floodlights;
- 399 c. Unshielded Spotlights;
- 400 d. Architectural lighting;
- 401 e. Landscape lighting;
- 402 f. Search lights, laser source lights, or high intensity lighting
- 403 except by police and fire personnel or at their direction;
- 404 g. Flashing, blinking, intermittent, or other lights that move or give
- 405 the impression of movement;
- 406 h. Neon or luminous tube lighting;
- 407 i. Lighting fixtures affixed to Buildings for the purposes of lighting
- 408 Parking Areas.

409 **16. OUTDOOR LIGHTING IN THE HISTORIC DISTRICTS.** Fixtures in the HR-L, HR-1,
410 HR-2, HCB, HRM, and HRC Zoning Districts, or located on Sites listed on the Historic
411 Sites Inventory that replicate a Historic fixture shall be permitted to be installed without
412 Full Shielding with the approval of the Planning Director. The Owner bears the burden
413 of proving the fixture replicates a Historic fixture, which shall be reviewed in accordance
414 with Section 15-11-10, Park City Historic Sites Inventory. Each Historic fixture replica
415 shall be limited to extremely low output lamps, no more than 400 Lumens each.

416 **17. OUTDOOR LIGHTING IN RIDGE LINE AREAS AND STEEP SLOPES.**

417 Outdoor lighting in Ridge Line Areas and on Steep Slopes shall be the minimum
418 necessary to provide adequate illumination of pathways, entryways, and private outdoor
419 areas.

- 420 a. Floodlights are prohibited.

- 421 b. Outdoor lights generally may not exceed twelve feet (12') above Existing Grade,
422 but the Planning Commission or Planning staff may approve outdoor lights twelve
423 feet (12') above Existing Grade with additional shielding.
- 424 c. Ground-level fixtures are encouraged.
- 425 d. Additional shielding may be required to mitigate glare or light trespass.
- 426 e. The Planning Commission shall consider outdoor lighting restrictions for
427 Properties located in Ridge Line Areas at the time of Subdivision or Plat
428 approval.
- 429 f. The Planning Commission or Planning staff shall consider additional shielding
430 requirements to mitigate outdoor lighting as part of a Steep Slope Conditional
431 Use Permit review.
- 432 g. The Planning Director shall verify compliance with shielding requirements for
433 Properties located in Ridge Line Areas and on Steep Slopes at the time of
434 Building Permit approval.

435 **18. LIGHT TRESPASS.** Light trespass is artificial light that falls beyond the legal
436 boundaries of the property it is intended to illuminate. Outdoor lighting shall be aimed
437 and Fully Shielded so that the direct illumination shall be confined to the property
438 boundaries of the source.

439 ~~**[15. PROHIBITIONS.** The following light fixtures and Light Sources are prohibited:~~
440 ~~mercury vapor lamps, laser Light Sources, unshielded floodlights or spotlights, metal~~
441 ~~halide, except for recreational Uses, see Section (10), and searchlights.]~~

442 **[16]19. [OTHER] EXEMPTIONS.**

443 a. ~~[Nonconformance. All other outdoor light fixtures lawfully installed~~
444 ~~prior to and operable on the effective date of the ordinance codified~~
445 ~~in this Chapter, including City owned or leased Street lights, are~~
446 ~~exempt from all requirements of this Code. On commercial projects,~~
447 ~~all such fixtures shall be brought into compliance with this Code~~
448 ~~upon any Application for any exterior Building Permit. On residential~~
449 ~~Structures, only new exterior fixtures on remodels or new additions~~
450 ~~must comply with this ordinance.]~~

451 The following are exempt from this Subsection:

452 b. a. ~~[Fossil Fuel]~~ Gas Lights. All outdoor light fixtures producing light
453 directly by the combustion of natural gas or other fossil fuels are
454 exempt from the requirements of this Code.

455 c. b. Up-lighting. Up-lighting is permitted in limited circumstances
456 ~~[under the following conditions]: [The use of luminaires for up-~~
457 ~~lighting on any residentially or commercial zoned Lot or Property or~~
458 ~~within a City ROW or Open Space zone, is permitted only]~~ for City-
459 funded or owned statues, public monuments, the McPolin Barn,
460 ground-mounted Public Art, or flags of the United States of
461 America.

462 1. All up-lighting shall be shielded and/or have beam-angle
463 control and shall be aimed to limit the directed light to the
464 illuminated object only.

465 2. Up-lighting is permitted thirty (30) minutes before sunset and
466 until 11:00 PM [p.m.] or, one hour after the close of location
467 based on normal hours of operations, whichever is later.

468 ~~d.~~ c. Temporary lighting for outdoor filming and outdoor performance
469 venues.

470 ~~e.~~ d. Underwater lighting in swimming pools, hot tubs, and other water
471 features.

472 ~~f.~~ e. Traffic control signals and devices.

473 ~~g.~~ f. Streetlights.

474 ~~h.~~ g. Public Trails lighting.

475 The following are exempt from the Fully Shielded requirement:

476 ~~i.~~ a. Pathway lighting less than eighteen inches (18”) in height with a
477 total light output that is less than 300 Lumens.

478 ~~j.~~ b. Fixtures having a total light output less than 1,000 Lumens (a 60-
479 watt incandescent, a 15-watt compact fluorescent bulb, or LED
480 equivalent), provided:

481 1. The fixture has a top that is completely opaque such that no
482 light is directed upwards;

483 2. The fixture has sides that completely cover the light source
484 and are made of opaque or semi opaque material. Fixtures
485 with opaque sides may have incidental decorative
486 perforations that emit small amounts of light;

- 487 3. Semi opaque material such as dark tinted glass or
488 translucent plastic may be used if the light source is not
489 discernable behind the material;
- 490 4. Completely transparent materials such as clear glass are
491 prohibited;
- 492 5. The bulb or lamp is not visible from any point outside the
493 property on which the fixture is located.

494 ~~k.~~ c. Seasonal Lights

495 ~~l.~~ d. String Lights

496 **20. COMPLIANCE TIMELINE.**

497 a. All outdoor lighting installed after the effective date of this
498 Outdoor Lighting Subsection shall conform.

499 ~~b. All outdoor lighting legally existing and installed prior to the~~
500 ~~effective date of this Outdoor Lighting Subsection and which is not~~
501 ~~exempted shall be considered nonconforming and the Property~~
502 ~~Owner shall bring the Property into compliance by December 31,~~
503 ~~2024.~~

504 b. All outdoor lighting legally existing and installed prior to the
505 effective date of this Outdoor Lighting Subsection and which is not
506 exempted shall be updated with lights that comply with the 3,000
507 degrees Kelvin requirement by December 31, 2024.

508 c. Immediate compliance is required as a condition of approval for
509 site improvements, construction, reconstruction, expansion,
510 alteration, or modification of existing Structures.

511 d. Damaged or inoperative nonconforming outdoor lighting shall be
512 replaced or repaired with lighting that complies with this Outdoor
513 Lighting Subsection.

514 e. Property owners shall not replace outdoor lighting with non-
515 compliant fixtures.

516 **[47]21. TEMPORARY EXEMPTION.**

517 a. Requests. Any Person may submit a written request to the Planning
518 Director for a temporary exemption. A temporary exemption request
519 shall contain the following information:

- 520 1. Specific exemption or exemption request;
- 521 2. Type and Use of outdoor light fixtures involved;
- 522 3. Duration of time for requested exemption;
- 523 4. Total ~~[wattage]~~ Lumens;
- 524 5. Proposed location on Site;
- 525 6. Description of event or reason for need of exemption; and
- 526 7. Other data as deemed necessary to adequately review and
527 made a determination on the request.

528 b. Approval; Duration. The Planning Department shall have ten (10)
529 Business days from the date of a complete submission of the
530 temporary request to act, in writing, on the request. The Planning

531 Department shall approve the request if it finds that the exemption
532 is necessary for public safety, security, or other public necessity
533 and the exemption does not materially subvert the purpose of this
534 ~~[Chapter]~~ Subsection. If approved, the exemption shall be valid for
535 not more than thirty (30) days from the date of approval. The
536 approval shall be renewable by the Planning Director upon
537 consideration of all the circumstances and provided a finding of
538 public safety or necessity is made, and no intent to circumvent the
539 intent of this ~~[Chapter]~~ Subsection is present. Each such renewed
540 exemption shall be valid for not more than thirty (30) days.

541 c. Denial/Appeal. If the request for a temporary exemption is denied,
542 the Person making the request, in writing, may appeal the decision
543 to the Planning Commission within ten (10) days of the denial as
544 provided for in ~~[LMC Chapter 15-1]~~ Section 15-1-18.

545 **15-15-1 Definitions**

546 For the purpose of the LMC, certain numbers, abbreviations, terms, and words shall be
547 used, interpreted, and defined as set forth herein. Defined terms will appear as proper
548 nouns throughout this Title. Words not defined herein shall have a meaning consistent
549 with Webster’s New Collegiate Dictionary, latest edition.

550

551 Unless the context clearly indicates to the contrary, words used in the present tense
552 include the future tense; words used in the plural number include the singular; the word
553 “herein” means “in these regulations”; the word “regulations” means “these regulations”;

554 “used” or “occupied” as applied to any land or Building shall be construed to include the
555 words “intended, arranged, or designed to be used or occupied”.

556 . . .

557 ~~**FILTERED LIGHT FIXTURE**. Any outdoor light fixture that has a refractive light source.
558 Quartz or clear glass do not refract light.]~~

559 . . .

560 ~~**FOOT CANDLE**. A unit for measuring the amount of illumination on a surface. The
561 measurement is a candle power divided by distance.~~

562 1. ~~Foot Candle, Average (afc). The level of light measured at an average point of
563 illumination between the brightest and darkest Areas, at the ground surface or
564 four to five feet (4' to 5') above the ground surface.~~

565 2. ~~Foot Candle, Horizontal (hfc). A unit of illumination produced on a horizontal
566 surface, all points of which are one foot (1') from a uniform point source of one
567 (1) candle.~~

568 3. ~~Foot Candle, Vertical (vfc). A unit of illumination produced on a vertical surface,
569 all points of which are one foot (1') from a uniform point source of one (1) candle.]~~

570 . . .

571 ~~**FULLY SHIELDED**. [Luminaires that are constructed so that no light rays are emitted at
572 angles above the horizontal plane, as certified by a photometric test report.] An outdoor~~

573 Luminaire constructed and installed in such a manner that all light emitted by the
574 Luminaire, either directly from the lamp or a diffusing element, or indirectly by reflection
575 or refraction from any part of the Luminaire, is projected below the horizontal plane
576 through the Luminaire’s lowest light-emitting part. The top and sides of a Fully Shielded

577 fixture are made of completely opaque material such that light only escapes through the
578 bottom of the fixture.

579 . . .

580 **LIGHT SOURCE**. A single artificial point source of luminescence that emits a
581 measurable radiant energy in or near the visible spectrum.

582 1. [~~Light Source, Refractive. A Light Source that controls the Vertical and~~
583 ~~Horizontal Foot Candles and eliminates glare.~~]

584 . . .

585 **LUMEN**. A measurement of light output or the amount of light emitting from a Luminaire.

586 . . .

587 **LUMINAIRE**. A complete lighting unit consisting of a light source and all necessary
588 mechanical, electrical, and decorative parts.

589 1. [~~Luminaire, Cutoff-Type. A Luminaire with shields, reflectors, refractors, or~~
590 ~~other such elements that direct and cut-off emitted light at an angle less than~~
591 ~~ninety degrees (90°).~~]

592 2. [~~Luminaire, Fully Shielded. Luminaires that are constructed so that no light rays~~
593 ~~are emitted at angles above the horizontal plane, as certified by a photometric~~
594 ~~test report.~~]

595 3. [~~Luminaire, Partially Shielded. Luminaires that are constructed so that no more~~
596 ~~than ten percent (10%) of the light rays are emitted at angles above the~~
597 ~~horizontal plane, as certified by a photometric test report.~~]

598 . . .

599 ~~**REFRACTIVE LIGHT SOURCE**. A light source that controls the Vertical and Horizontal~~
600 ~~Foot Candles and eliminates glare.]~~

601 . . .

602 **SPOTLIGHT**. A fixture designed to light only a small, well-defined Area.

603 . . .

604 **STRING LIGHTS**. A maximum 2.8-watt system designed for exterior installation
605 and use featuring clear bulbs that produce white light with individual bulb
606 receptacles connected by exposed electrical wires that hang between two posts,
607 poles, or columns.

608 **15-15-2 List Of Defined Terms**

609 . . .

610 **-F-**

611 Facade, Building

612 Façade, Front

613 Facade Easement

614 Facade Shift

615 Fence

616 ~~[Filtered Light Fixture]~~

617 Final Action

618 Final Plat

619 Firewise Landscapes/Landscaping

620 First Story

621 Flood Plain Area

- 622 Floor Area, Gross Commercial
- 623 Floor Area, Gross Residential
- 624 Floor Area, Net Leasable
- 625 Floor Area Ratio (FAR)
- 626 Food Truck
- 627 Food Truck Location
- 628 ~~Foot Candle~~
- 629 ~~Foot Candle, Average (afc)~~
- 630 ~~Foot Candle, Horizontal (hfc)~~
- 631 ~~Foot Candle, Vertical (vfc)]~~
- 632 Frontage
- 633 Fully Shielded
- 634 . . .
- 635 ~~-R-~~
- 636 Receiving Site
- 637 Reconstruction
- 638 Recreation Equipment, Outdoor
- 639 Recreation Facilities, Commercial
- 640 Recreation Facilities, Private
- 641 Recreation Facilities, Public
- 642 Recycling Facility
- 643 Recycling Facility, Class I
- 644 ~~[Refractive Light Source]~~

- 645 Regulated Use
- 646 Rehabilitation
- 647 Residential Use
- 648 Resort Support Commercial
- 649 Restaurant
- 650 Restaurant, Drive-Through
- 651 Restoration
- 652 Resubdivision
- 653 Rhythm and Pattern
- 654 Retail and Service, Commercial-Auto Related
- 655 Retail and Service, Commercial-Major
- 656 Retail and Service, Commercial-Minor
- 657 Retail and Service, Commercial-Personal Improvement
- 658 Ridge Line Area
- 659 Riding Stable, Commercial
- 660 Right-of-Way
- 661 Road, Collector
- 662 Road Classification
- 663 Road Right-of-Way Width
- 664 Roof Form
- 665 Roof Form, Contributing
- 666 Roof Form, Flat

- 667 Roof Form, Secondary
- 668 Roof, Total
- 669 **-S-**
- 670 Salt Lake City 2002 Winter Olympic Games Olympic Legacy Displays
- 671 Satellite Receiving Station
- 672 SBWRD
- 673 Screen or Screened
- 674 Secondary Living Quarters
- 675 Sending Site
- 676 Sensitive Land
- 677 Sensitive Land Analysis
- 678 Sensitive or Specially Valued Species
- 679 Setback
- 680 Sexually Oriented Businesses
- 681 Shared Driveway
- 682 Significance
- 683 Significance, Period of Historic (see Period of Historic Significance)
- 684 Significant Ridge Line Area
- 685 Significant Site
- 686 Significant Vegetation
- 687 Single Family Subdivision
- 688 Site
- 689 Site Development Standards

- 690 Site Distance Triangle
- 691 Site Suitability Analysis
- 692 Sketch Plat
- 693 Slope
- 694 Slope, Steep
- 695 Slope, Very Steep
- 696 Solar Energy System
- 697 Spacing
- 698 Special Event
- 699 Spotlight
- 700 Storefront Property (see Property,
- 701 Storefront)
- 702 Story
- 703 Stream
- 704 Stream Corridor
- 705 Street
- 706 Street, Public
- 707 Streetscape
- 708 Streetscape, Architectural
- 709 String Lights
- 710 Structure
- 711 Studio Apartment
- 712 Subdivision

- 713 Subdivision, Major
- 714 Subdivision, Minor
- 715 Subdivision Plat
- 716 Substantial Benefit
- 717 Substantial Economic Hardship (see Economic Hardship, Substantial)
- 718 Suitability Determination