

Begin forwarded message:

**From:** "Kirsten Whetstone" <KIRSTEN@parkcity.org>  
**Date:** May 6, 2004 9:54:02 AM MDT  
**To:** <psbro3@comcast.net>  
**Subject:** Fwd: Sweeney Development Proposal

**From:** Dningard@aol.com  
**Date:** May 6, 2004 7:43:26 AM MDT  
**To:** kirsten@parkcity.org  
**Subject:** Sweeney Development Proposal

1. Dear Ms. Wheatstone, I am the owner of three condominiums at 906 Lowell Ave and am concerned about the size of the Sweeney Proposal. This is an area of residential buildings with dead end roads and a lack of infrastructure to properly handle the traffic, people movement and noise from such a large increase in population and support services. Please consider the nature of the current environment and the significant negative changes in making your decisions. Thank you

Dick Ningard 800 524 8824

Response to Dick Ningard

### **Paragraph 1.**

The density of the Treasure Hill Project is approximately half of the density allowed on the property based on its previous zoning. Therefore Treasure Hill development has already been scaled back. It includes 90% usable open space (110 acres) with 42 acres deeded outright to Park City and another 50 acres to be deeded outright to Park City before the completion of Treasure Hill Project. The Park City Council and Planning Commission, in their approval in the mid 1980s, concluded there is sufficient infrastructure and separation to handle the traffic, people movement and noise from Treasure Hill. Sweeney's and their partners have been working on this project for over 25 years and have developed Treasure Hill to not only benefit themselves, but the community at large. Starting with the Town Lift and Town Runs, eventually including snow making and the Town Bridge. Treasure Hill is designed to be a pedestrian oriented project and will transport its residents to Main Street via a cabriolet gondola. In your neighborhood, Treasure Hill will improve Crescent Walkway to Old Town, provide comparable access to Treasure Hill for skiing, biking and hiking, a new ski high speed lift to the top of Payday, expanded snow making and earlier opening of the Town Lift.