



# Planning Commission Tentative Agenda

144 N. Binkley Street, Soldotna, Alaska 99669 • (907) 714-2215 • (907) 714-2378 Fax

Betty J. Glick Assembly Chambers, Kenai Peninsula Borough George A. Navarre Administration Building

Max J. Best, Planning Director • Charlie Pierce, Borough Mayor

*Blair Martin, Chairman – Kalifornsky Beach • Robert Ruffner, Vice Chairman – Kasilof/Clam Gulch  
Dr. Rick Foster, Parliamentarian – Southwest Borough • Syverine Abrahamson-Bentz – Anchor Point/Ninilchik  
Jeremy Brantley – Sterling • Paulette Bokenko-Carluccio – City of Seldovia • Cindy Ecklund – City of Seward  
Robert F. Ernst – Northwest Borough • Diane Fikes – City of Kenai • Virginia Morgan – East Peninsula  
Franco Venuti – City of Homer • Paul Whitney – City of Soldotna*

**September 9, 2019**

**7:30 p.m.**

**A. CALL TO ORDER**

**B. ROLL CALL**

**C. APPROVAL OF CONSENT AND REGULAR AGENDA**

All items marked with an asterisk (\*) are consent agenda items. Consent agenda items are considered routine and non-controversial by the Planning Commission and will be approved by one motion. There will be no separate discussion of consent agenda items unless a Planning Commissioner so requests in which case the item will be removed from the consent agenda and considered in its normal sequence on the regular agenda.

If you wish to comment on a consent agenda item or a regular agenda item other than a public hearing, please advise the recording secretary before the meeting begins, and she will inform the Chairman of your wish to comment.

**\*1. Time Extension Request**

- a. S. J. Chapman No. 18.....2  
 KPB File 2012-058  
 [Geovera / Trimble]  
 Location: Anchor Point area  
 Anchor Point APC

**\*2. Planning Commission Resolutions - None**

**\*3. Plats Granted Administrative Approval**

**\*4. Plats Granted Final Approval (20.10.070) - None**

**\*5. Plat Amendment Request - None**

**\*6. Utility Easement Vacations**

- a. Petition to vacate a utility easement in the area. Vacate the 10-foot.....7  
 utility easement running east to west approximately 352 feet centered  
 on the common lot line between Tract 1 and Tract 2 of Spur Vista  
 Subdivision (Plat KN 82-131); within Section 31, Township 5 North,  
 Range 11 West, Seward Meridian, Kenai Peninsula Borough, Alaska.

KPB File 2019-006V. Petitioners: Michael Bolstridge and Aaron Henrie.

**\*7. Commissioner Excused Absences**

- a. Vacant, Ridgeway

**\*8. Minutes**

- a. August 26, 2019 Planning Commission Meeting.....15

**D. PUBLIC COMMENT/PRESENTATIONS/COMMISSIONERS**

(Items other than those appearing on the agenda or scheduled for public hearing. Limited to five minutes per speaker unless previous arrangements are made.)

**E. SPECIAL CONSIDERATIONS**

- 1. Building Setback Exception .....16  
 Lot 2 Deitz Home Estates No. 5 Addition No. 1  
 KPB File 2019-102; Resolution 2019-30  
 Location: On Gladys Court from East End Road, Kachemak area.

**F. UNFINISHED BUSINESS**

- 1. Ordinance 2019-\_\_; An Ordinance Amending KPB Chapter 21.25, Conditional.....25  
 Land Use Permits and Amending KPB Chapter 21.29, Material Site Permits.

**G. PUBLIC HEARINGS - None**

**H. ANADROMOUS WATERS HABITAT PROTECTION DISTRICT (21.18) – None**

**I. VACATIONS NOT REQUIRING A PUBLIC HEARING – None**

**J. SUBDIVISION PLAT PUBLIC HEARINGS**

- 1. The Plat Committee will review 4 preliminary plat.

**K. OTHER/NEW BUSINESS**

**L. ASSEMBLY COMMENTS**

**M. LEGAL REPRESENTATIVE COMMENTS**

**N. DIRECTOR'S COMMENTS**

**O. COMMISSIONER COMMENTS**

**P. PENDING ITEMS FOR FUTURE ACTION**

**Q. ADJOURNMENT**

**MISCELLANEOUS INFORMATIONAL ITEMS  
NO ACTION REQUIRED**

**NEXT REGULARLY SCHEDULED PLANNING COMMISSION MEETING**

The next regularly scheduled Planning Commission meeting will be held **Monday, September 23, 2019** in the Betty J. Glick Assembly Chambers of the Kenai Peninsula Borough George A. Navarre Administration Building, 144 North Binkley St, Soldotna, Alaska at **7:30 p.m.**

**ADVISORY PLANNING COMMISSION MEETINGS**

<b>ADVISORY COMMISSION</b>	<b>MEETING LOCATION</b>	<b>DATE</b>	<b>TIME</b>
Anchor Point	Anchor Point Chamber of Commerce	October 9, 2019	7:00 p.m.
Cooper Landing	Cooper Landing Community Hall	October 9, 2019	6:00 p.m.
Funny River	Donald E. Gilman River Center	TBD	6:00 p.m.
Moose Pass	Moose Pass Community Hall	TBD	6:30 p.m.
Hope / Sunrise	Hope Social Hall	TBD	6:00 p.m.
The Kachemak Bay Advisory Planning Commission is inactive at this time.			

**NOTE:** Advisory planning commission meetings are subject to change. Please verify the meeting date, location, and time with the advisory planning commission chairperson. Chairperson contact information is on each advisory planning commission website, which is linked to the Planning Department website.

**CONTACT INFORMATION**

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