

FNSB PLATTING BOARD

# AGENDA

July 31, 2002

Borough Assembly Chambers  
3:00 p.m

## CALL TO ORDER and ROLL CALL

## APPROVAL OF THE MINUTES (June 26, 2002)

## APPROVAL OF AGENDA

**INFORMATION FOR THE PUBLIC.** Public testimony will be requested as each agenda item comes up. The Platting Board's review is limited to the technical requirements of the state and borough subdivision ordinances, codes and statutes, health and safety issues, or hazards to property. Please note: testimony may be limited to three minutes per person.

Before testifying, please state your name, print it and your mailing address on the sheet at the microphone, and identify the agenda item about which you are speaking. If you wish to ask questions of the Board or staff, secure approval from the Chairman to do so.

If you wish to speak regarding an item not on this agenda, you may do so during Citizens Comments (at the end of the agenda).

The meeting will recess approximately 6:15-7:00 p.m. and will adjourn by 9:00 p.m.

*Any action taken during this meeting is subject to reconsideration during this meeting or at the next. A request for reconsideration at the next meeting must be submitted in writing by a Platting Board member (who voted on the prevailing side) before the close of business the day following the meeting.*

*Appeal of a Platting Board decision must be submitted in writing within seven days of the decision. Appeal forms may be obtained from the Community Planning office.*

*When possible, on the day following the meeting, Platting Board decisions will be posted on the Internet in an Action Memo identified by the meeting date. The FNSB home page address is <http://www.co.fairbanks.ak.us/>*

## COMMUNICATIONS TO THE BOARD

### APPLICATIONS

#### Preliminary Applications

1. **RP 008-03** – A request by RCH & Associates on behalf of William C. Tucker II to replat Lots 2 and 3, Blk 2, Spruce Acres into one lot of approximately 1.49 acres and to vacate the 20'-wide public utility easement adjacent to the lot line common to Lots 2 and 3 within the SW¼ NE¼, Sec 21, T1S R1E, FM AK (located on Clear St west of Dennis Rd).
2. **RP 006-03** – A request by RCH & Associates on behalf of Oscar Tweiten to replat Lot 2A, Blk 8, E.M. Jones Homestead into two lots of approximately 9,555 sq ft and 10,465 sq ft within the NE¼, Sec 17, T1S R1W, FM AK (located at 18<sup>th</sup> Ave and Lillian St).

3. **SD 005-03 Pruhs Industrial Park** – A request by RCH & Associates on behalf of the Don and Del Pruhs Alaska Community Property Trust to reconfigure TL 1710 and TL 1734 into two lots of 1.1 acres each within the SE¼, Sec 17, T1S R1W, FM AK (located on Picket Place west of Peger Rd).
4. **SD 003-03 Northern Lights Medical Center Subdivision** – A request by RCH & Associates on behalf of Tennis Unlimited, Inc, to replat a portion of Tract B, Taku Subdivision into two lots of 2.4 acres and 3.6 acres within the SW¼ SE¼, Sec 9, T1S R1W, FM AK (located on the Airport Way Frontage Rd between Lathrop St and Wilbur St).
5. **RP 011-03** – A request by Robert and Sherry Witt to replat the NE¼ of Blk 21, Bjerremark Homestead Subdivision into five lots ranging in size from approximately 2,507 sq ft to 14,532 sq ft within the SE¼, Sec 15, T1S R1W, FM AK (located at 24<sup>th</sup> Ave and Bjerremark St).
6. **RP 001-03** - A request by Cordell and Kimberley Gray to vacate a portion of the 30'-wide public utility easement along the north boundary of Lot 6, Blk 1, Airway Subdivision within the NW¼, Sec 3, T2S R2E, FM AK (located on Flight St).
7. **RP 002-03** – A request by Jay K. Quakenbush on behalf of Donald A. Walker to vacate a 15'-wide public utility easement along the western boundary of Lot 6, Blk 2, Potter Subdivision, First Addition within Sec 31, T1S R2W, FM AK (located on Venture Ln).
8. **RP 004-03** – A request by RCH & Associates on behalf of Howard and Renee Otis to replat Lot 1-B, Santa's Village, a parcel of 4.488 acres, into two lots of 1.65 acres and 2.84 acres within Sec 9, T2S R2E, FM AK (located at Cary Ave and St Nicholas Dr).
9. **RP 009-03** – A request by RCH & Associates on behalf of Todd and Natalie Wentz to replat Lot 3-A, Roger and Carol Boyd Subdivision No. 2, a parcel of 1.2 acres, into two lots of approximately 22,000 sq ft and 30,500 sq ft within the NW¼ NW¼, Sec 8, T1S R1W, FM AK (located between Indiana Ave and Wolf Run off University Ave).
10. **SD 004-03 / RP 007-03 Ostrem Subdivision 1<sup>st</sup> Addition** – A request by RCH & Associates on behalf of Ronnie Dean Ostrem to replat Lot 1, Ostrem Subdivision, a parcel of 10 acres, into six lots varying in size from 1.0 acres to 2.6 acres, proposed in two phases with the last phase to be completed in 2006, all within the SE¼ NW¼, Sec 1, T2S R2E, FM AK (located on Nelson Rd).
11. **RP 055-02** – A request by Earl and Iris Holland to replat Lot 2, Midway Industrial Park, 4.28-acres, into three lots ranging in size from 1.07 to 2.02 acres within the NW¼ NE¼, Sec 34, T1S R1E, FM AK (located on the Richardson Hwy).
12. **RP 037-00 (modification)** – A request by Robert and Blanche Marok to modify the preliminary approval granted by the Platting Board on November 17, 1999 to replat Lot 1, Tract B-1, Rosewood Subdivision 1<sup>st</sup> Addition by adding the vacation of a 30'-wide public utility easement along the eastern boundary of the lot line within Section 20, T1N R1E, FM AK (located on Hobbit Hill Dr and Fabian Dr).
13. **SD 002-03 / RP 003-03 Rosewood Subdivision, 2<sup>nd</sup> Addition** – A request by Jeffrey and Sherri Wall to replat Tracts A-1 and A-2, Rosewood Subdivision 1<sup>st</sup> Addition, totaling 43.162 acres, into five lots ranging in size from 5.031 acres to 13.446 acres within the E½ SE¼, Sec 20, T1N R1E, FM AK (located on Fabian Dr).

14. **SD 050-02 Sheep Creek Subdivision** – A request by Sheep Creek Development, LLC, to subdivide a 30.8-acre parcel into 14 lots ranging in size from 1.52 acres to 3.17 acres within the SE¼ SE¼, Sec 8, T1N R2W, FM AK (TL 811) (located on Murphy Dome Rd).
15. **RP 005-03** – A request by Shawn L. Crites to replat Lot 18, Blk 4, Beacon Hill Subdivision 2nd Addition by vacating the 30'-wide public utility easement along the western boundary within Sec 32, T1N R1E, FM AK (located on Beacon Rd).
16. **SD 006-03 / RP 010-03 South Cartwright Industrial Park, 1<sup>st</sup> Addition** – A request by Great Northwest, Inc. to replat Tract A, South Cartwright Industrial Park, a parcel of 140 acres, into three lots varying in size from 4.6 to 4.9 acres and one 125-acre remainder within Sec 20, T1S R1W, FM AK (located on Van Horn Rd).
17. **SD 007-03 Fowler Subdivision 3<sup>rd</sup> Addition** – A request by Richard and Janice Fowler of the Richard B. and Janice A. Fowler Revocable Trust to subdivide 20 acres into 12 lots of approximately 1.5 acres each, development to occur in two phases with the last phase to be completed by 2006, within the S½ NE¼ NW¼, Sec 13, T1N R1W, FM AK (located on Arctic Tern Dr).
18. **SD 027-02 / RP 030-02 Colleen Subdivision 1<sup>st</sup> Addition (modification)** – A request by Stutzmann Engineering Assoc., Inc. on behalf of Colleen Redman for a variance from FNSB Title 17.100.040.C.7.a. to allow grade greater than 6% within 75' of the intersection of Charlene Ct with Blackberry Dr within the SW¼, Sec 7, T1N R1E, FM AK.
19. **SD 001-03 / VA 001-03 Campus Acres** – A request by Hans Axelsson, Henrick Wessel, and Paul Beberg to subdivide Tracts 1, 2, and 3 as shown on plat #78-138W, approximately 63 acres, into 50 lots varying in size from 1.0 acres to 1.8 acres and to vacate the 50'-wide roadway and utility easement adjoining the northern boundary of Tracts 1, 2, and 3 within the NE¼, Sec 2, T1S R2W, FM AK (located along the south side of the George Parks Hwy and Sheep Creek Rd intersection).

## EXCUSE ABSENT MEMBERS

## COMMENTS

Citizens

Planning Staff

Board Members

## ADJOURNMENT

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