

FNSB PLATTING BOARD

AGENDA

January 28, 2004
Borough Assembly Chambers
3:00 p.m

CALL TO ORDER and ROLL CALL

APPROVAL OF THE MINUTES (December 17, 2003)

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

Emergency Services Presentation

1. Tim Biggane, Director, FNSB Emergency Services, will explain the street naming and addressing procedure and its needs as they relate to the Platting Board's actions.

Proposed Ordinance Change

1. **Ordinance 2003-##** – A request by the FNSB Div of Emergency Operations and Dept of Community Planning to amend FNSB Title 17.60 and 17.65 as they relate to re-use of a street name and to the petition for naming or re-naming a road.

Preliminary Applications

1. **SD 014-01 Parham Subdivision (extension)**– A request by Blizzard Alaska Surveys on behalf of Shirley Watson, et al, for a one-year extension of the Platting Board's January 31, 2001 preliminary approval to subdivide the NE¼, Section 35, T1S R2E, FM AK, into two lots of 5.33 and 2.124 acres and to create a 150.8-acre tract remainder (located on Parham-McCormick Rd). ONE-YEAR EXTENSION GIVEN JANUARY 29, 2003.
2. **VA 008-04 / RP 052-04** - A request by Goshen Trust to vacate a 10' x 105' portion of Hayes Ave and incorporate the 1,050 sq ft into Lot 12A, North Block of the Shanly Homestead Subd, within Sec 5, T1S R1W, FM AK (accessed from College Rd and Hayes Ave).
3. **VA 006-04 / RP 046-04** - A request by RCH & Associates on behalf of the Tanana Associates and North Pole Moose Lodge #306 to vacate a 10'-wide strip of 3rd Ave within Tracts A and B, Block 10, B. V. Davis Subd within the SE¼, Sec 9, T2S R2E, FM AK (accessed by 3rd Ave, Santa Claus Ln, and Snowman Ln).
4. **SD 027-03 Silver Birch Estates, Phase II** - A request by RCH on behalf of Mary Mayberry and Dennis Reiner for clarification of condition #1 on the preliminary plat approved July 30, 2003 to show that the intersection of Suncrest Dr with Mountvista Dr can be built to Minor Collector standards.
5. **SD 034-04 / VA 007-04 Taylor Subdivision 1st Addition**- A request by 3 Tier Alaska on behalf of Robert M. Taylor, Gary and Bonnie Taylor, and Robin and Tracy Anacker to subdivide two parcels (TL 2127 and 2128) totaling 10 acres into 6 lots ranging in size from 40,295 sq ft to 86,109 sq ft and to vacate a 440' x 66' portion of the section line easement and a 20' x 242' access easement along the eastern boundary of Tract A, Walter Coty Property, all within SE¼ NE¼, Sec 20 (TL 2032) and the SW¼ NW¼, Sec 21, T1N R1E, FM AK (accessed by Bennett Rd and El Rancho Lane).
6. **SD 038-04 Grouse Ridge Subdivision** - A request by Murray and Kristy Howk to subdivide TL 2700, Sec 27, T2S R5W, FM AK, approximately 3.3 acres, into 2 lots of approximately 1.3 and 2.0 acres (located on Parks Hwy).
7. **SD 042-03 Vallata Subdivision (variance)** – A request by CGF&R and Patricia Monaco for a variance from the required surveying of the parent parcel of this subdivision, being a portion of the SW¼, Sec 12, T1N R2W, FM AK (TL 1236), a parcel of approximately 992 sq ft (located on Goldstream Rd and Cordes Dr).
8. **RP 053-04 / VA 009-04** - A request by Pike's Waterfront Lodge, LLC to combine three parcels into a single 6.3-acre tract and to vacate an unspecified easement for Digger Dr within Tr B-1, Pike's Landing Restaurant Tracts and a portion of GL-1 (TL 1340, 1351) within Sec 13, T1S R2W, FM AK (located on Hoselton Rd).
9. **SD 037-04 / RP 055-04 / VA 010-04 Park Place Subdivision 3rd Addition** - A request by Walter and Mary Lou Weese to replat Lots 1-4 and Tract B, Park Place Subd 2nd Addition and portions of Sec 30 and 31, T1N R1E, FM AK (TL 3005, 3014, and 3023), totaling approximately 64 acres, into 18 lots varying in size from approximately 1.8 to 6.1 acres each and to vacate portions of the section line easement common to Sections 30 and 31 (located on East Birch Hill and Acadia Dr).

10. **RP 054-04** - A request by Jeremy Riddle (RCon, Inc.) and Jeff Labrenz to reconfigure interior lot lines common to Lots 13 / 14 and Lots 14 / 15, Blk F, Sherwood Forest Subd 4th. Addition to accommodate existing improvements and to amend notes #8 and 9 of plat #98-42 to allow direct lot access onto the Old Chena Ridge Rd for Lot 14 within Sec 14, T1S R2W, FM AK (located between Old Chena Ridge Rd and Allen Adale Rd).

EXCUSE ABSENT MEMBERS

COMMENTS

Citizens

Planning Staff

Board Members

ADJOURNMENT

/r