

FNSB PLATTING BOARD

AGENDA

July 25, 2007

Borough Assembly Chambers
6:00 p.m

CALL TO ORDER and ROLL CALL

APPROVAL OF CONSENT AGENDA (Approval of Consent Agenda passes all routine items indicated by asterisk (*) on the agenda. Consent Agenda items are not considered separately unless so requested, in which event the item is returned to the general agenda.)

***APPROVAL OF THE MINUTES** (June 27, 2007)

APPROVAL OF AGENDA

INFORMATION FOR THE PUBLIC. Public testimony will be requested as each public hearing 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 or listed as **non-public hearing, you must do so during Citizens Comments at either the beginning or the end of the meeting.**

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.

Platting Board decisions may be found at co.fairbanks.ak.us/Meetings/PlattingBoard/ . Staff reports may be available at [ftp://co.fairbanks.ak.us/plattingboard/](http://co.fairbanks.ak.us/plattingboard/) .

CHAIR'S COMMENTS

COMMUNICATIONS TO THE BOARD

CITIZENS' COMMENTS ON NON-PUBLIC-HEARING ITEMS

PUBLIC HEARING ITEMS

Preliminary Applications

1. **RP 001-08** - A request by Scarborough & Associates on behalf of Jason Burgess to replat Lot 3, Diamond Willow Subdivision into two parcels of approximately 2.56 acres and 2.61 acres within the NW¼ N E¼ SW¼ of Sec 13, T2S R2E, FM AK (located on Bumpy Rd and Silver Leaf Ave).

2. **SD 001-08 / RP 003-08 Howard Jones Subd, 2nd Addn** - A request by Stutzmann Engineering Assoc, Inc. on behalf of Joe Westwood, and Christopher and Serena Lewellyn to replat Lot 1, Howard Jones Subd, and Tract 3, Howard Jones Subd, 1st Addn, containing 45 acres, into 1 lot of 4.706 acres and 4 tracts ranging in size from 5.039 acres to 29.748 acres within the S $\frac{1}{2}$ SW $\frac{1}{4}$, Section 1, T2S R2E, FM AK (at Hurst and Nelson Roads).
3. **SD 002-08 Slivowitz Subd, 1st Addn** - A request by Stutzmann Engineering Assoc, Inc. on behalf of Ann Jamieson and the State of Alaska Mental Health to subdivide two parcels of land (Tax Lot 1408 and a portion of Tax Lot 1900) into one tract of land containing 10.93 acres, within the NW $\frac{1}{4}$, Section 14, T1S R3W, FM AK (off Old Nenana Highway).
4. **VA 001-08** – A request by Design Alaska on behalf of Rick and Susan Brainard to vacate 2175' of a 40'-wide trail easement and relocate it to a new 40' reservation along the south and north boundaries of Lot 9, Old Saulich Subd within the S $\frac{1}{2}$, Sec 12, T1N R3W, FM AK (located on Murphy Dome Rd).
5. **SD 046-07 / RP 105-07 / DE 003-07 / VA 007-07 Noyes Park Subd** – A request by the City of Fairbanks to vacate 1.16 acres of accreted right-of-way for Front St to create a 1.079-acre tract and a 3,464 sq ft parcel to be incorporated into Lot 9-B, Graehl Townsite, Blk 1, USS 1348, within Sec 10 and 11, T1S R1W, FM AK (located on Front St).
6. **SD 053-05 Birch Hollow Subd (extension)** – A request by RCH Surveys for a one-year extension of the Platting Board's August 3, 2005 preliminary approval for John and Pamela Neal to subdivide the NE $\frac{1}{4}$ SE $\frac{1}{4}$, Sec 12, T1N R1W, FM AK (TL 1206) into 13 lots (located on Skyridge Dr off Old Steese Hwy).
7. **SD 041-05 BS&W Subd (extension)** – A request by RCH Surveys, Ltd on behalf of William G. Stroecker, Candace Waugaman, and the Estate of John Butrovich for a one-year extension of the Platting Board's May 24, 2005 preliminary approval to subdivide a 150-acre parcel (TL 520) into 22 lots of approximately 2.09 acres each and one 104-acre tract within the NW $\frac{1}{4}$, Sec 5, T2S R2E, FM AK (located on Willeda St). Postponed from the April 25, 2007 Platting Board meeting.
8. **SD 003-08 Taurus Heights Subd** - A request by RCH Surveys on behalf of SAHN Investments LLC to subdivide three parcels of land (Tax Lots 1406, 1430, and 1453) containing approximately 20 acres into 1 tract containing 1.4 acres, and 8 lots ranging in size from 1.9 acres to 2.1 acres, and to vacate a portion of Taurus Road within the SE $\frac{1}{4}$ SE $\frac{1}{4}$, Section 14, T1N R1W, FM AK (off Skyline Drive and Taurus Road).
9. **SD 062-07 Magoffin Highlands (modification)** – A request by RCH Surveys on behalf of James and Elrita Magoffin to subdivide a 160 acre parcel (TL 2501) into 73 lots ranging in size from 1.84 acres to 3.08 acres, to dedicate public rights of way to accommodate the subdivision, and to establish non-motorized recreational trail easements as part of a seven-phase subdivision within the SE $\frac{1}{4}$ of Sec 25, T1N R2W, FM AK (located on Yankovich Rd, Dalton Trail, and Nottingham Dr). Postponed from the March 28 and June 27, 2007 Platting Board meetings.

COMMENTS

Citizens

Planning Staff

Board Members

ADJOURNMENT