

FNSB PLATTING BOARD
October 16, 2007 ACTION MEMO

BOROUGH ASSEMBLY CHAMBERS
6:00 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) by the close of business the day following the meeting.

There is a seven-day appeal period for any preliminary action of the Platting Board other than those regarding vacations.

PUBLIC HEARING ITEMS

Preliminary Applications

1. **RP 013-08** – A request by Far North Surveys on behalf of Ian and Jill Hebert to replat Lot 7, Blk C, Crestline Subdivision, a 5.0-acre lot, into two lots of approx 2.5 acres each within the SE $\frac{1}{4}$ SE $\frac{1}{4}$, Sec 10, T1N R1W, FM AK (located on Crestline Dr).

APPROVED

2. **SD 016-08 Littlefoot Forest** – A request by James S. McCormick to subdivide a 21.1-acre parcel (TL 1204) into two tracts of 3.89 and 17.22 acres, respectively, within the SW $\frac{1}{4}$ NW $\frac{1}{4}$, Sec 12, T1N R3W, FM AK (located on Murphy Dome Rd).

APPROVED

3. **RP 001-08** – A request by Jason Burgess for a variance from the requirement to install a temporary turnaround on Silverleaf Ave in Diamond Willow Subdivision within the NW $\frac{1}{4}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ of Sec 13, T2S R2E, FM AK. Preliminary approval of the replat was given on July 25, 2007.

APPROVED

4. **SD 018-06 Shields Commercial Subd (extension)** – A request by RCH Surveys on behalf of McKinley Development, Inc for an extension of the Platting Board's September 28, 2005 preliminary approval to subdivide a portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$, Sec 28, T1S R1E, FM AK (TL 2824, 2831, and 2858) into 14 lots ranging in size from approximately 1.5 ac to 3.5 ac to be developed in two phases (located approximately 6.5 Mile Richardson Hwy).

APPROVED

5. **SD 017-08 Thomas Industrial Park** – A request by RCH Surveys on behalf of Michael Thomas and Constance Thomas to subdivide the S $\frac{1}{2}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$, Sec 29, T1S R1W, FM AK (TL 2910), into four lots of approximately 1.1 acres each (located at the corner of Peger Rd and TRIA Rd).

APPROVED

6. **SD 007-08 / RP 008-08 Arbor Estates 2nd & 3rd Add'ns** – A request by Donovan Ketzler to replat two parcels totaling 13.76 acres into seven lots ranging from 1.90 to 2.30 acres, comprised of Lot 2 and Tract A, Block C, Arbor Estates, First Addition, within Sections 14 and 15, T1N, R1W, FM (located at Manchester Loop and Senate Drive).

APPROVED

7. **SD 007-00 Happy Creek 1st (modification)** – A request by RCH Surveys on behalf of Mark A. Nielsen to modify the phasing for the subdivision of Tracts A and B, Happy Creek Subd, within the NW¼, Sec 27, T1N R2W, FM AK (located on McFadden Lane and Saxon Dr). Preliminary approval given May 29, 2007.

APPROVED

8. **SD 034-07 / RP 045-07 / Royal Estates (modification)** - A request by RCH Surveys on behalf of Homestead Pumping & Thawing, Inc., Ken and Delyse Born, and Kittnont Rutiglan to subdivide Tax Lots 2251 and 2253 and replat Lots 4 & 5, Block 2, Robson Tracts Subd and Lot 4, Sjoblom Acres Subd into 14 lots ranging in size from .92 to 2.25 acres and one tract of approximately 21.6 acres, all within the N½ SE¼, Sec 22, T1S R1E, FM AK (located on Lakloey Drive, Copper Street and Groundsel Avenue). (A modification of the preliminary plat of Royal Estates approved by the Platting Board on October 26, 2006.)

APPROVED

9. **SD 012-07 / VA 002-07 Fox North Subdivision (modification)** - A request by Doug Welton on behalf of Summit Telephone & Telegraph, Inc. and David and Jeanette Olson to modify the preliminary approval of Fox North Subdivision (a subdivision of 6 parcels within USMS 521, 1770, and 1775 totaling approximately 16.9 acres into two lots and two tracts approved by the Platting Board on August 23, 2006) in order to request three variances relating to the construction of Dirt Road within the NW¼ NW ¼, Sec. 32, T2N, R1E, FM AK.

APPROVED

NEW BUSINESS

Ordinance

1. **Ordinance No. 2007-42** – An ordinance amending section 18.50.160 of the Fairbanks North Star Borough Code of Ordinances as it relates to standards for residential cluster development. (Sponsor: Assemblymember Foote).

FORWARDED TO WORK SESSION, WHERE RECOMMENDATION TO ADOPT RESULTED

Further information may be obtained from *FNSB Platting* at 459-1260, **FAX** 459-1254, or 809 Pioneer Rd.

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