

City of Valdez

*212 Chenega Ave.
Valdez, AK 99686*



Minutes

Wednesday, October 22, 2025

7:00 PM

Regular Meeting

Council Chambers

Planning and Zoning Commission

REGULAR AGENDA - 7:00 PM**I. CALL TO ORDER****II. ROLL CALL**

Present 6 - Commission Member Stephen Goudreau
Commission Member Rhonda Wade
Commission Member Donald Haase
Commission Member Cherise Beatus
Commission Member Maureen Radotich
Commission Member Christopher Moulton

Absent 1 - Commission Member Caleb Metroka

Also Present 2 - Community Development Director Kate Huber
Administrative Assistant Jared Chase

III. PUBLIC BUSINESS FROM THE FLOOR**IV. NEW BUSINESS**

1. **Approval of a Recommendation to City Council for a Lease with Central Environmental, Inc. for an approximately 2-acre portion of USS 439 (Pipeyard) Owned by the City of Valdez**

MOTION: Commission Member Goudreau moved, seconded by Commission Member Beatus, to Approve a recommendation to City Council for a lease with Central Environmental, Inc. for an approximately 2-acre portion of USS 439 (Pipeyard) owned by the City of Valdez.

DISCUSSION: Sean Holland, the lease applicant, and Kate Huber Planning Director, explained the reasoning and process for the lease. The two of them explained they needed storage due to lack of a barge being able to come take away the material located on site. Sean Holland noted that no Petroleum or Petroleum byproducts are being stored on site.

VOTE ON MOTION

Yay: 6 - Goudreau, Wade, Haase, Beatus, Radotich, and Moulton

Absent: 1 - Metroka

MOTION CARRIED

V. REPORTS**1. Community Development Director's Report**

Director Kate Huber gave a verbal update on the Title 16 Draft Subdivision Code. Huber noted that a draft has gone through staff review, legal review, City Manager review, Public Works Director review. Upcoming will be a public review and P&Z Commission review.

Huber also brought up that commission terms end at the end of November, and 3 commissioner's seats are ending. If those commissioners plan on serving again, they need to reapply through the clerk's office.

VI. COMMISSION BUSINESS FROM THE FLOOR

Commissioner Beatus notified the commission that she won't be reapplying for the commission.

VII. ADJOURNMENT