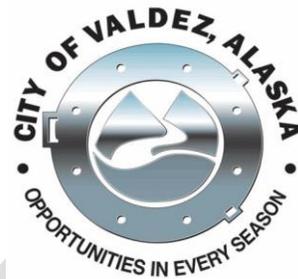


City of Valdez

212 Chenega Ave.
Valdez, AK 99686



Meeting Minutes

Wednesday, May 11, 2022

7:00 PM

Regular Meeting

Council Chambers

Planning and Zoning Commission

REGULAR AGENDA - 7:00 PM

I. CALL TO ORDER

II. ROLL CALL

Present 5 - Chair Donald Haase
 Commissioner Rhonda Wade (Online)
 Commissioner Harold Blehm
 Commissioner Brandon Reese
 Commissioner Chris Watson

Absent 2 - Commissioner Roger Kipar
 Commissioner Stephen Goudreau

Also Present 2 - Planning Director Kate Huber
 Senior Planner & Floodplain Manager Bruce Wall
 Administrative Assistant Jared Chase

III. PUBLIC BUSINESS FROM THE FLOOR

IV. PUBLIC HEARINGS

1. **Public Hearing Concerning the Proposed Rezone of approximately 6.95 acres depicted as Lot 2 and Lot 3 of the Medical Park Subdivision, Senior Addition Preliminary Plat to Multiple-Family Residential**

V. NEW BUSINESS

1. **Approval of Draft Findings for Recommendation to City Council to Approve Rezone 22-05, a Rezone of Lot 1 C, USS 197, Plat 2007-15 from Rural Residential to Commercial Residential.**

MOTION: Commissioner Blehm moved, seconded by Commissioner Reese, to approve draft findings for recommendation to City Council to approve Rezone 22-05, a Rezone of Lot 1 C, USS 197, Plat 2007 15 from Rural Residential to Commercial Residential.

Commissioner Blehm expressed concern for the neighboring property, 7421, which would have its own isolated zoning. Planner Wall noted he reached out to the owner due to the same concern.

Commissioner Watson asked if there is a conflict between code provisions in Title 17 vs the Comprehensive Plan and which took precedence. Commissioner Haase and Director Huber clarified Title 17 was in the process of being updated to better align with the Comprehensive Plan.

VOTE ON THE MOTION:

Yays: 5 - Haase, Wade, Blehm, Reese, and Watson.

Absent: 2 - Kipar, and Goudreau.

MOTION CARRIED

2. Approval of a Recommendation to City Council Concerning a Proposed Rezone of approximately 6.95 acres depicted as Lot 2 and Lot 3 of the Medical Park Subdivision, Senior Addition Preliminary Plat to Multiple-Family Residential and Adopt Findings

MOTION: Commissioner Reese moved, seconded by Commissioner Watson, to approve recommendation of approval to City Council concerning the proposed rezone of 6.95 acres depicted as Lot 2 and Lot 3 of the Medical Park Subdivision, Senior Addition preliminary plat to Multiple-Family Residential and adopt the proposed findings.

VOTE ON THE MOTION:

Yays: 5 - Haase, Wade, Blehm, Reese, and Watson.

Absent: 2 - Kipar, and Goudreau.

MOTION CARRIED

VI. REPORTS

1. Planning Director's Report

Director Huber highlighted the upcoming Economic Development Commission work session regarding development of the old pipeline club property and provided an update on the open building inspector position.

VII. COMMISSION BUSINESS FROM THE FLOOR

VIII. ADJOURNMENT