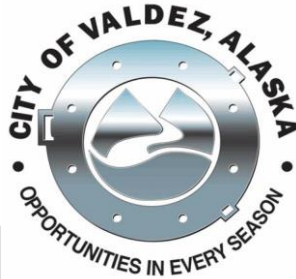


# City of Valdez

212 Chenega Ave.  
Valdez, AK 99686



## Meeting Minutes - Draft

Wednesday, September 27, 2017

7:00 PM

Regular Meeting

Council Chambers

## Planning and Zoning Commission

REGULAR AGENDA - 7:00 PM

### I. CALL TO ORDER

The meeting was called to order by Chair Haase at 7pm.

### II. ROLL CALL

**Present** 5 - Chair Donald Haase  
Commission Member Brandon Reese  
Commission Member Harold Blehm

Commission Member Kristian Fagerberg  
Commission Member Victor Weaver

**Excused** 3 - Chair Pro Tempore Jess Gondek  
Commission Member Roger Kipar

**Also Present** 3 - Director of Community Development AnnMarie Lain  
Administrative Assistant Sue Moeller  
Sr. GIS Planning Tech Paul Nylund

### III. APPROVAL OF MINUTES

1. Approval of the Planning & Zoning Commission Regular Meeting Minutes of April 14, 2017.

**MOTION:** Commission Member Reese moved, seconded by Commission Member Weaver, to approve the Planning & Zoning Commission regular meeting minutes of April 14, 2017. The minutes were approved as presented by the following vote:

**Yays:** 5 - Chair Haase, Commission Member Reese, Commission Member Blehm,  
Commission Member Fagerberg and Commission Member Weaver

**Absent:** 2 - Chair Pro Tempore Gondek, and Commission Member Kipar

2. Approval of the Planning & Zoning Commission Regular Meeting Minutes of September 13, 2017.

**MOTION:** Commission Member Reese moved, seconded by Commission Member Weaver, to approve the Planning & Zoning Commission regular meeting minutes of September 13, 2017. The minutes were approved as presented by the following vote:

**Yays:** 5 - Chair Haase, Commission Member Reese, Commission Member Blehm,  
Commission Member Fagerberg and Commission Member Weaver

**Absent:** 2 - Chair Pro Tempore Gondek, and Commission Member Kipar

### IV. PUBLIC BUSINESS FROM THE FLOOR

There was no public business from the floor.

### V. NEW BUSINESS

1. Approval of (SUBD 17-04) Final Plat for Totem Inn Subdivision, Creating Lots 1B, 2A, 3A, 4A and 5A of Block 41A, Totem Inn Subdivision. Applicant James M. Williams.

**MOTION:** Commission Member Reese moved, seconded by Commission Member Fagerberg, to approve (SUBD 17-04) final plat for Totem Inn Subdivision, creating lots 1B, 2A, 3A, 4A and 5A of Block 41A, Totem Inn Subdivision. The motion carried by the following vote after the following discussion occurred.

Commissioner Blehm noted that on the final checklist, there was an unchecked box

labeled “curves and radii” leading him to believe that the information had not been submitted. Would they be submitted later? Senior GIS/Planner Paul Nylund said that the information was on the Plat, and in fact the box should have been checked.

Allen Minish, Wrangell Mountain Technical Services, the surveyor on this project, said that there were going to be a little change on the monumentation symbols that are shown on the plat once it is printed off. Mr. Minish said that there were a couple of things that had changed out there; otherwise, nothing will change on the plat other than the small symbol of the dot that’s on the corner.

**Yays:** 5 - Chair Haase, Commission Member Reese, Commission Member Blehm,  
Commission Member Fagerberg and Commission Member Weaver

**Absent:** 2 - Chair Pro Tempore Gondek, and Commission Member Kipar

## **VI. REPORTS**

### **1. Kimley-Horn Scoping Report**

This was an information only report presented by staff on behalf of Kimley-Horn describing the process to be undertaken-their “scope of work” so to speak. Phase I is already in progress, as noted by the public meeting described by Site Visit I. Mr. Nylund said that typically this type of report can take up to four years to complete, but Kimley-Horn will get this done for COV in 2 ½ years. At that time, we’ll also have a new Comprehensive Plan. Deputy City Clerk Allie Ferko summarized the plan for Kimley-Horn, identifying some action plan benchmarks that Kimley-Horn will use to determine where Valdez is currently at, and where the City wants to be. Benchmarks such as housing, changes in zoning regulations, beautification, city services, and recreational opportunities are all areas they will be studying. Ms. Ferko noted that they’ve already been to Valdez, having done one-on-one interviews and focus groups, and they’ve sat down with the Deputy City Clerk and the Economic Development Director Martha Barberio to identify who Kimley-Horn should talk to. Kimley-Horn was here for a week and will be back for several more site visits. Commissioner Reese voiced a hope that there would be specific plans for specific groups, so that there was accountability and progress. Ms. Ferko added that the Kimley-Horn project places emphasis on all the city’s demographics in order to hear a variety of voices for needs and wants.

## **VII. COMMISSION BUSINESS FROM THE FLOOR**

Commissioner Blehm asked about an update on Aleutian Village. He was told that the City Manager, Elke Doom, had reported on its status at the last Planning & Zoning meeting, and her comments were briefly summarized by the other Commissioners.

Commissioner Weaver asked about the status of the VFDA lease; Mr. Nylund had no additional information, stating that Kate Huber, Planning Technician was monitoring all of the leases.

## **VIII. ADJOURNMENT**

With there being no further business, Chair Haase adjourned the meeting at approximately 7:30pm.

SM  
10/2/2017

DRAFT