

City of Valdez
ALASKA

Department of Community Development

Valdez MHP LLC
PO Box 4538
Durango, CO 81302

C/O Mr. and Ms. Cox
PO Box 3325
Valdez, AK 6686

To Whom It May Concern:

This is a follow-up letter to the courtesy call that was placed on April 23, 2017 from Community Development Staff to Mr. and Ms. Cox about two unpermitted access routes adjacent to Valdez Mobile Home Park. The unpermitted access routes are in violation of Chapter 12 of Valdez Municipal Code, which states the following:

12.04.030 Highways or driveways serving more than one parcel of land.

- A. No person shall construct or permit to be constructed within the city any highway or driveway arranged or planned to serve more than one parcel of land used for residential purposes, unless a permit shall first be obtained from the city engineer.
- B. No such permit shall be issued until the plans and specifications for such highway or driveway shall be approved by the city engineer as to specifications, and by the planning commission as to location, width and general plan.

It has been brought to our attention that an unpermitted driveway has been created along Atigun Drive that crosses over a bike/pedestrian sidewalk at the corner of Atigun Drive and Salcha Way. Due to the safety hazard of this driveway, the City will be placing barriers along the bike path to prevent vehicular traffic from crossing over the bike path.

The location of concern is shown on Figure 1. Please inform your residents that they are to use the three permitted driveways along Atigun Drive.

The City will also place barriers to prevent through traffic from Atigun Drive onto N. Sawmill Drive. Once again, this access route is serving more than one parcel of land (mobile home space) and has not gone through the appropriate permitting process, see Figure 2. Should the City decide to approve the future extension of N. Sawmill Drive to connect with Salcha Way, the project will need to go through the appropriate City Council Capital Project approval process. If approved an official road extension will need to be platted through the Planning and Zoning Commission; and the Capital Facilities department will oversee professional design and construction of the road so it meets code and design standards.



Figure 1: Unpermitted access driveway crossing over bike path.

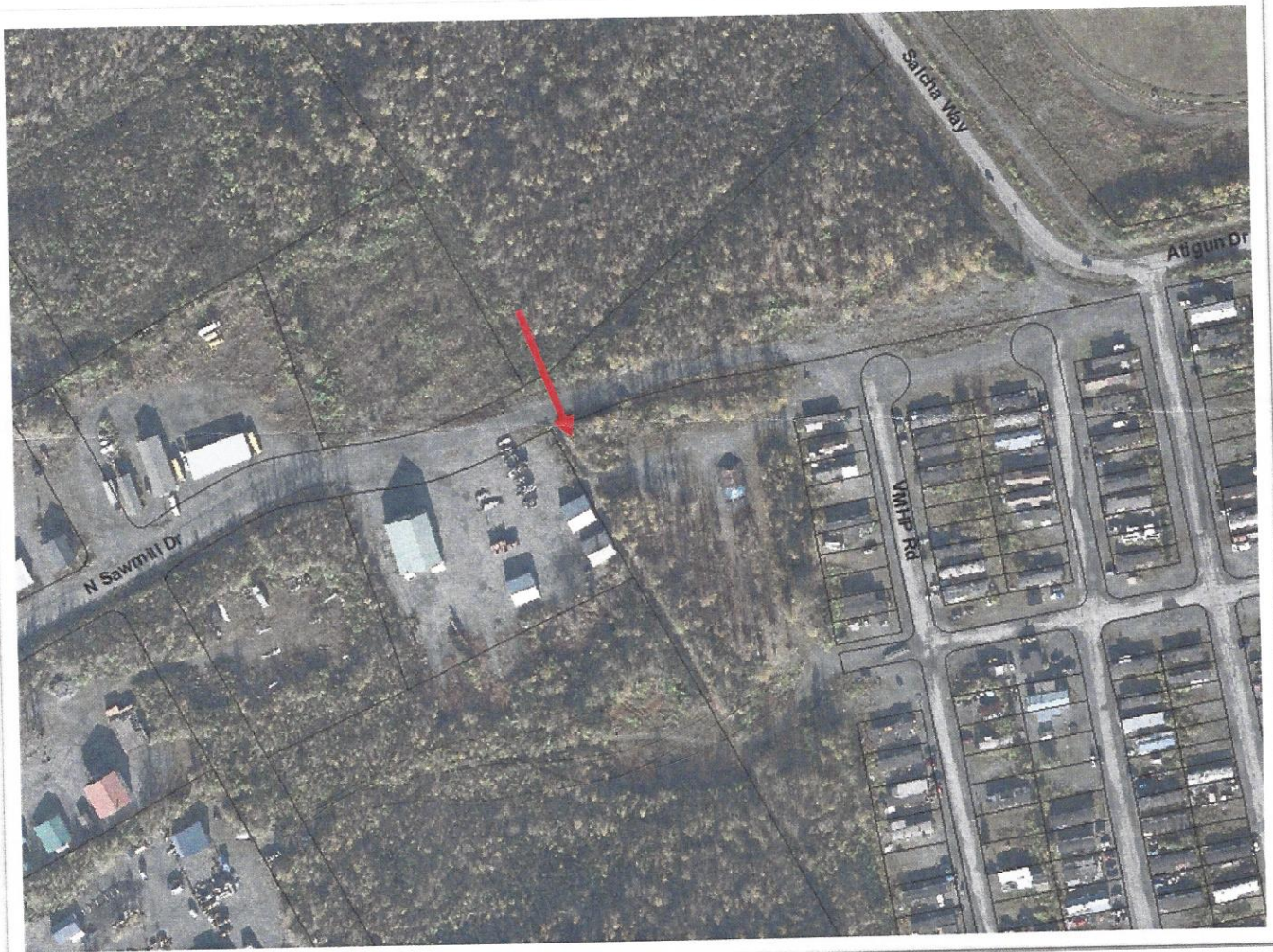


Figure 1: Unpermitted access onto N Sawmill Drive

If you have any further questions, please don't hesitate to call at 907-834-4350. Thank you for your time and understanding.

Sincerely,

AnnMarie Lain CFM
Senior GIS | Planning Technician
Community Development

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