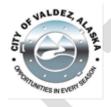
Regular Meeting

City of Valdez

212 Chenega Ave. Valdez, AK 99686



Minutes – Draft

Wednesday, February 27, 2019 7:00 PM

Council Chambers

Planning and Zoning Commission

Regular Meeting

REGULAR AGENDA - 7:00 PM

I. CALL TO ORDER

Commission Chair Jess Gondek called the meeting to order 7:02 P.M.

II. ROLL CALL

Present 6 – Commission Chair Jess Gondek Commission Member Rhonda Wade Commission Member Roger Kipar Commission Member Donald Haase Commission Member Harold Blehm Commission Member Brandon Reese

Excused 1 – Commission Member Grant Uren

Also Present – Rochelle Rollenhagen, Planning and Zoning Director Kate Huber, Sr. Planner Members of the Audience

III. PUBLIC BUSINESS FROM THE FLOOR

Tabitha Swierk spoke regarding her report on the agenda. She was given two options from the building inspector to either cut holes and jeopardize the structure of the building or get an inspector to sign off. Mrs. Swierk stated that they have already tried to get an inspector to sign off on it, spending thousands of dollars and they could not get that accomplished. She briefed the Commission on the steps she had taken and the problems she had been having.

IV. PUBLIC HEARINGS

 Public Hearing for Conditional Use Permit Application #19-02 from the City of Valdez for a Proposed Fire Station at 401 West Pioneer Drive (Lot 1, Block 6, Block 20, Mineral Creek Subdivision)

Nathan Duval, Capital Facilities Director stated Wolf Architecture and Chris Whittington Evans would give a presentation. Director Duval stated that the application was thorough but the presentation should clear up any other questions. Mr. Whittington Evans thanked the Planning Department personnel then gave the presentation to the Commission.

Jan Whalen, Valdez resident, spoke as a guardian for a woman who has severe

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disabilities and seizures, who lives on West Klutina. Ms. Whalen was concerned about sound and lights that might cause the seizures.

Public comments had been emailed to Kate Huber and she read both of them to the Commission.

There were no further comments from the public.

2. Public Hearing for Conditional Use Permit Application #19-01 from Roger Kipar for Gravel Extraction at 1500 Airport Road (Portion of Tract A, ASLS 79-116)

Commission Member Kipar stepped down from the dais.

Jessie Passin wanted to clarify the process that he had to go through in order to get gravel extraction permitting and stated that he wanted to make sure that all interested parties in the City of Valdez had fair and equal access to gravel extraction permitting.

There were no further comments from the public.

V. **REPORTS**

 Lot 1, Block 2, Northern Lights Phase II Subdivision 3207 Aurora Drive Tabitha and Joshua Swierk

> Chairman Gondek asked staff to take over the discussion. Director Rollenhagen asked the Commissioners if they had any questions relating to the report she had submitted. Commissioner Reese asked about the inspection order, how it happened and what had happened to the documentation.Commissioner Kipar stated that they could drill a hole and insert a camera. Director Rollenhagen explained there was spray foam so that idea would not work. Discussion continued on how to proceed.

VI. COMMISSION BUSINESS FROM THE FLOOR

Commissioner Wade wanted to know some information on the abatement program. Commissioner Kipar said he was approached by a citizen to do a lottery for the land under the yellow building. He explained the idea further.

VII. ADJOURNMENT

Commission Chair Gondek adjourned the meeting at 7:51 p.m.