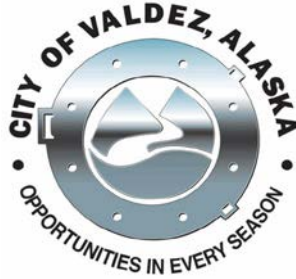


City of Valdez

212 Chenega Ave.
Valdez, AK 99686



Meeting Minutes - Draft

Wednesday, October 25, 2017

7:00 PM

Regular Meeting

Council Chambers

Planning and Zoning Commission

REGULAR AGENDA - 7:00 PM

I. CALL TO ORDER

Chair Pro Temp Jess Gondek called the meeting to order at approximately 7pm.

II. ROLL CALL

Present 7 - Chair Pro Tempore Jess Gondek
Commission Member Brandon Reese
Commission Member Roger Kipar
Commission Member Victor Weaver
Also Present 3 - Sr. GIS Planning Tech AnnMarie Lain
Sr. GIS Planning Tech Paul Nylund
Administrative Assistant Sue Moeller
Excused 3 - Chair Donald Haase
Commission Member Harold Blehm
Commission Member Kristian Fagerberg

III. APPROVAL OF MINUTES

1. Approval of the Planning & Zoning Commission Regular Meeting Minutes of August 9, 2017.

Motion to approve the Planning and Zoning Commission Regular Meeting Minutes of August 9, 2017 made by Commissioner Kipar and seconded by Commission Reese. The motion passed by the following vote:

Yays: 4 - Chair Pro Tempore Gondek, Commission Member Reese, Commission Member Kipar, and Commission Member Weaver

Excused: 3 - Chair Haase, Commission Member Blehm, and Commission Member Fagerberg

2. Approval of the Planning & Zoning Commission Regular Meeting Minutes of March 8, 2017.

Motion to approve the Planning and Zoning Commission Regular Meeting minutes of March 8, 2017 was made by Commissioner Kipar and seconded by Commissioner Weaver. The motion passed by the following vote:

Yays: 4 - Chair Pro Tempore Gondek, Commission Member Reese, Commission Member Kipar and Commission Member Weaver

Excused: 3 - Chair Haase, Commission Member Blehm, and Commission Member Fagerberg

3. Approval of the Planning & Zoning Commission Regular Meeting Minutes of May 10, 2017.

Motion to approve the Planning and Zoning Commission Regular Meeting minutes of May 10, 2017 made by Commissioner Reese and seconded by Commissioner Kipar. The motion passed by the following vote:

Yays: 4 - Chair Pro Tempore Gondek, Commission Member Reese, Commission Member

Kipar and Commission Member Weaver

Excused: 3 - Chair Haase, Commission Member Blehm, and Commission Member Fagerberg

4. Approval of the Planning & Zoning Commission Regular Meeting Minutes of September 27, 2017.

Motion to approve the Planning and Zoning Meeting Minutes of September 27, 2017 was made by Commissioner Weaver and seconded by Commissioner Reese. The motion passed by the following vote:

Yays: 4 - Chair Pro Tempore Gondek, Commission Member Reese, Commission Member Kipar, and Commission Member Weaver

Excused: 3 - Chair Haase, Commission Member Blehm, and Commission Member Fagerberg

IV. PUBLIC BUSINESS FROM THE FLOOR

There was no public business from the floor.

V. PUBLIC HEARINGS

- 1. Public Hearing of a Petition from Geeks in the Woods to the Platting Authority requesting that the right-of-way easement and snow storage dedication for Kodiak Cove be vacated by the City of Valdez.**

Director AnnMarie Lain noted that there was one written statement received that was not included in the agenda, but has been included in the meeting packet. Chair Pro Temp Gondek asked if that was the email from Pete Eagan. Director Lain affirmed it was. Commissioner Reese asked why the Petitioner wanted the Right-of-Way and the Snow Storage Easement Vacated by the City. In response, Director Lain directed the Commissioners to the information submitted by Lee and Lucas Brown, who wrote that there would be a cost benefit to the City in that the City would no longer be responsible for snow removal, and it would increase the area for managed parking. Commissioner Reese then asked if there were an alternate plan for snow removal and storage. Director Lain said that that would be up to the applicant to develop, as they would be responsible for snow storage. Essentially, the right-of-way and the snow storage area would become the private property of the Geeks in the Woods. Identification and analysis of any impact this vacation would have will be presented at the next meeting that this petition is discussed.

Mr. Lee Brown approached the podium, stating that there is a 30 foot pedestrian easement that goes down to the waterfront and also provides accessibility to Lot 3 Blk 3 as well. So by removing the dedication of the road, the front property still has access, as does the other piece of property adjacent to theirs.

VI. NEW BUSINESS

There was no new business from the floor.

VII. COMMISSION BUSINESS FROM THE FLOOR

Commissioner Kipar asked if the Airport Industrial area was still on schedule for development. Director Lain indicated that it was not on schedule, in part due to budgetary constraints around the extension of utilities. The workload of the Department of Community Development has always been prioritized by the City Council and City Manager, and at this time it is at a lower priority.

Commissioner Weaver asked about the status of the zoning ordinance regarding chickens. Director Lain said that there had been a public meeting on the ordinance, but no action has been taken at this time. He also wondered about code enforcement – what was the status of that. Director Lain said that she felt the Council was in support of the position, and if it was included in the official budget, advertising would commence for the position as soon as possible.

Director Lain questioned the Commission about the November 22nd Planning and Zoning meeting. Three Commissioners will be unable to attend the November 22nd meeting – the other Commissioners will be queried to determine if they would be available to meet. If not, moving the meeting to the 29th would be discussed.

VIII. ADJOURNMENT

There being no further business for the Commission, Chair Pro Temp Gondek adjourned the meeting at approximately 7:30pm.