

FNSB PLATTING BOARD
ACTION MEMO
April 15, 2015
BOROUGH ASSEMBLY CHAMBERS
6:00PM

Any action taken during this meeting is subject to reconsideration during this meeting or at the next. A request for reconsideration at the next meeting must be submitted in writing by a Platting Board member (who voted on the prevailing side) by the close of business the day following the meeting.

There is a seven-day appeal period for any preliminary action of the Platting Board other than those regarding vacations.

APPLICATIONS

Consent Agenda

- *1. **SD 023-13 Richardson Acres** A request by Nils Degerlund, on behalf of J. Andrew and Bea Bachner, to grant a two-year time extension to the preliminary approval of Richardson Acres, a request to subdivide a 70.05 acre tract (TL-2244) into 35 lots ranging from 1.20 to 2.54 acres, within a portion of GL-48 & 49, Section 22 and a portion of the SW $\frac{1}{4}$, Section 23, T5S, R4E, FM. This application was granted preliminary approval by the Platting Board on April 17, 2013.

APPROVED ON CONSENT

Preliminary Applications

1. **SD008-15 Seay Subdivision** A request by Kalen & Associates, Inc, on behalf of Connie Seay, Shirley Rae Seay and Joshua B. Coghill, to subdivide TL-1310 and TL-1339, totaling approximately 6.3 acres, into three lots of 1.2, 1.5 and 3.6 acres, within the NE $\frac{1}{4}$ of Section 13, T1S, R1E, F.M., including a request for two variances from FNSBC Title 17 (located on Clint Street and Persinger Drive).

POSTPONED INDEFINITELY BY THE PLATTING BOARD

2. **NR001-15 Ethel Stoneman Boulevard** A request by Hank Bartos to rename Marian Drive within the NW $\frac{1}{4}$ of Section 8 T1S R1W F.M.

APPROVED

3. **RP024-15/VA002-15 (Koponen Homestead)** A request by Stutzmann Engineering Associates, Inc, on behalf of Lael and Angela Fullford, to replat Lots 11 & 12, Koponen Homestead, into one lot of 4.022 acres within the SE $\frac{1}{4}$ NE $\frac{1}{4}$ Section 15, T1S, R2W, FM (located on Haman Street). This replat also proposes to vacate the trail easement between Lots 11 & 12 and create a new trail easement along the western boundary of Lot 11.

APPROVED

4. **SD023-14/RP048-14 Bella Vista Subdivision** A request by Northland Surveying & Consulting, LLC, on behalf of Louis Kegler and Ruiz Anne Rozell, to subdivide in five phases Tract A, Esterview Subdivision, and Tract A-2 & Lot 3 , Block 3, Ruiz's View Subdivision 2nd Addition, totaling approximately 44.9 acres, into 16 lots ranging in size from 1.9 to 3.1 acres, within the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 17 and the E $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 20 T1S R2W F.M., including a request for three variances from FNSBC Title 17 (located on Chena Ridge Road, Ridgepointe Drive, Bella Vista Drive and Ermosa Vista Drive).

APPROVED

5. **RP029-15 (Windfall Subdivision)** A request by Northland Surveying & Consulting, LLC, on behalf of Richard D. Lang to subdivide Lot 2A Windfall subdivision into two lots of 3.3 and 2.5 acres, within the NE $\frac{1}{4}$ of Section 15 T1N R1W F.M., including a request for one variance from FNSB Title 17 (located on Windfall Way).

APPROVED

6. **SD036-11/RP028-11 Tanchena Bluff Subdivision** A request by Northland Surveying and Consulting, LLC, on behalf of Fairhill, Inc, for a second two-year extension of the preliminary approval of Tanchena Bluff Subdivision, a 5-lot subdivision totaling 13.05 acres within the S $\frac{1}{2}$ Section 28, T1S, R2W, FM (located on Chena Pump Road, Pickering Drive and Edby Road). Preliminary approval was received from the Platting Board on May 18, 2011 and the first extension was approved by the Platting Board on May 14, 2013.

POSTPONED

7. **SD028-15/RP032-15 North River Bend Estates** NW $\frac{1}{4}$ Section 5; a total of 53.75 acres, into 25 lots ranging in size from 1.0 to 16.3 acres within the W $\frac{1}{2}$ Section 5 T1S R2E, FM (located on Nordale Road and Chief Nickoli Loop). Two variances have been requested from Title 17 with this platting action.

APPROVED

Further information can be obtained from *FNSB Platting* at 459-1260, or 809 Pioneer Rd, Fairbanks, AK 99701.

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