October 14, 2016

RE: V2017-001

Dear Property Owner:

The Fairbanks North Star Borough Planning Commission is considering V2017-001, a request for a lot size highway variance of 29,183 square feet to the minimum lot size requirement of 40,000 feet in the General Use 1 (GU-1) zone, located at 1815 Rozak Road (on the west side of Rozak Road, south of Richardson Highway).

You are being notified as required by ordinance because your property is within 2,000 feet of the request. You may provide comments on this application by testifying in person at a public hearing on this request, held at or after 6:00 pm, Tuesday, November 8, 2016, at the Juanita Helms Administration Center, Assembly Chambers, 809 Pioneer Road, Fairbanks.

NOTE** THIS ITEM WAS PREVIOUSLY SCHEDULED FOR A PUBLIC HEARING ON TUESDAY, OCTOBER 25, 2016 BUT HAS BEEN POSTPONED TO NOVEMBER 8, 2016.

NOTICE: All testimony related to de novo quasi-judicial hearings by a board or commission must be taken under oath or affirmation. Relevant testimony and evidence may be submitted at the hearing. Comments are limited to three (3) minutes per person, and should be limited to items relevant to the hearing subject. Any comments not relevant to the hearing subject should be given during Citizen’s Comments. For more information please see FNSBC § 4.04.150 (C) (1) and (3).

For more information about this case, please email planning@fnsb.us or contact Stacy Wasinger at 459-1260. The staff report to the commission will be available online at www.fnsb.us/meetings/planningcommission five days before the hearing.

V2017-001: A request by Brian Roberts on behalf of Calvin and Cindy Stageman for a lot size highway variance of 29,183 square feet to the minimum lot size requirement of 40,000 feet in the General Use 1 (GU-1) zone (located at 1815 Rozak Road, on the west side of Rozak Road, south of Richardson Highway).

The Fairbanks North Star Borough is subject to the Alaska Public Records Act, AS 40.25 et seq. and this document may be subject to public disclosure under state law.
October 14, 2016

RE: V2017-002

Dear Property Owner:

The Fairbanks North Star Borough Planning Commission is considering V2017-002, a request for a lot size highway variance of 12,056 square feet to the minimum lot size requirement of 40,000 feet in the General Use 1 (GU-1) zone on Lot 1, Block 1 Badger Industrial Park Subdivision (located on the east side of Midland Street, south of Richardson Highway).

You are being notified as required by ordinance because your property is within 2,000 feet of the request. You may provide comments on this application by testifying in person at a public hearing on this request, held at or after 6:00 pm, Tuesday, November 8, 2016, at the Juanita Helms Administration Center, Assembly Chambers, 809 Pioneer Road, Fairbanks.

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For more information about this case, please email planning@fnsb.us or contact Stacy Wasinger at 459-1260. The staff report to the commission will be available online at www.fnsb.us/meetings/planningcommission five days before the hearing.

V2017-002: A request by Brian Roberts on behalf of Jonathan Pearson for a lot size highway variance of 12,056 square feet to the minimum lot size requirement of 40,000 feet in the General Use 1 (GU-1) zone on Lot 1, Block 1 Badger Industrial Park Subdivision (located on the east side of Midland Street, south of Richardson Highway).

The Fairbanks North Star Borough is subject to the Alaska Public Records Act, AS 40.25 et seq. and this document may be subject to public disclosure under state law.
October 14, 2016

RE: V2017-003

Dear Property Owner:

The Fairbanks North Star Borough Planning Commission is considering V2017-003, a request for a lot size highway variance of 4,833.56 square feet to the minimum lot size requirement of 40,000 feet in the General Use 1 (GU-1) zone on Lot 2, Block 1 Badger Industrial Park Subdivision (located east of Midland Street, south of Richardson Highway).

You are being notified as required by ordinance because your property is within 2,000 feet of the request. You may provide comments on this application by testifying in person at a public hearing on this request, held at or after 6:00 pm, Tuesday, November 8, 2016, at the Juanita Helms Administration Center, Assembly Chambers, 809 Pioneer Road, Fairbanks.

NOTE** THIS ITEM WAS PREVIOUSLY SCHEDULED FOR A PUBLIC HEARING ON TUESDAY, OCTOBER 25, 2016 BUT HAS BEEN POSTPONED TO NOVEMBER 8, 2016.

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For more information about this case, please email planning@fnsb.us or contact Stacy Wasinger at 459-1260. The staff report to the commission will be available online at www.fnsb.us/meetings/planningcommission five days before the hearing.

V2017-003: A request by Brian Roberts on behalf of Jonathan Pearson for a lot size highway variance of 4,833.56 square feet to the minimum lot size requirement of 40,000 feet in the General Use 1 (GU-1) zone on Lot 2, Block 1 Badger Industrial Park Subdivision (located east of Midland Street, south of Richardson Highway).

The Fairbanks North Star Borough is subject to the Alaska Public Records Act, AS 40.25 et seq. and this document may be subject to public disclosure under state law.
October 14, 2016

RE: V2017-004

Dear Property Owner:

The Fairbanks North Star Borough Planning Commission is considering V2017-004, a request for a lot size highway variance of 4,783 square feet to the minimum lot size requirement of 40,000 square feet in the Rural Residential (RR) zone on Lot 1, Skol Subdivision (located on the east side of Birch Hill Road, southeast of Steese Highway).

You are being notified as required by ordinance because your property is within 2,000 feet of the request. You may provide comments on this application by testifying in person at a public hearing on this request, held at or after 6:00 pm, Tuesday, November 8, 2016, at the Juanita Helms Administration Center, Assembly Chambers, 809 Pioneer Road, Fairbanks.

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For more information about this case, please email planning@fnsb.us or contact Stacy Wasinger at 459-1260. The staff report to the commission will be available online at www.fnsb.us/meetings/planningcommission five days before the hearing.

V2017-004: A request by Brian Roberts on behalf of the State of Alaska Department of Transportation & Public Facilities for a lot size highway variance of 4,783 square feet to the minimum lot size requirement of 40,000 square feet in the Rural Residential (RR) zone on Lot 1, Skol Subdivision (located on the east side of Birch Hill Road, southeast of Steese Highway).

The Fairbanks North Star Borough is subject to the Alaska Public Records Act, AS 40.25 et seq. and this document may be subject to public disclosure under state law.
October 14, 2016

RE: V2017-005

Dear Property Owner:

The Fairbanks North Star Borough Planning Commission is considering V2017-005, a request for a lot size highway variance of 2,841 square feet to the minimum lot size requirement of 40,000 square feet in the General Use 1 (GU-1) zone on Tax Lot 3606, T1N R1W (located at 314 Birch Hill Road, on the east side of Birch Hill Road, southeast of Steese Highway).

This request is scheduled as a consent agenda item but the Planning Commission may remove it from the consent agenda and place it on the regular agenda for the public meeting.

You are being notified as required by ordinance because your property is within 2,000 feet of the request. You may provide comments on this application by testifying in person at a public hearing on this request, held at or after 6:00 pm, Tuesday, November 8, 2016, at the Juanita Helms Administration Center, Assembly Chambers, 809 Pioneer Road, Fairbanks.

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For more information about this case, please email planning@fnsb.us or contact Stacy Wasinger at 459-1260. The staff report to the commission will be available online at www.fnsb.us/meetings/planningcommission five days before the hearing.

V2017-005: A request by Brian Roberts on behalf of the State of Alaska Department of Transportation & Public Facilities for a lot size highway variance of 2,841 square feet to the minimum lot size requirement of 40,000 square feet in the General Use 1 (GU-1) zone on Tax Lot 3606, T1N R1W (located at 314 Birch Hill Road, on the east side of Birch Hill Road, southeast of Steese Highway).

The Fairbanks North Star Borough is subject to the Alaska Public Records Act, AS 40.25 et seq. and this document may be subject to public disclosure under state law.
October 14, 2016

RE: V2017-006

Dear Property Owner:

The Fairbanks North Star Borough Planning Commission is considering V2017-006, a request for a lot size highway variance of 121 square feet to the minimum lot size requirement of 40,000 square feet in the Rural Residential (RR) zone on Lot 2, Skol Subdivision (located on the east side of Birch Hill Road, southeast of Steese Highway).

This request is scheduled as a consent agenda item but the Planning Commission may remove it from the consent agenda and place it on the regular agenda for the public meeting.

You are being notified as required by ordinance because your property is within 2,000 feet of the request. You may provide comments on this application by testifying in person at a public hearing on this request, held at or after 6:00 pm, Tuesday, November 8, 2016, at the Juanita Helms Administration Center, Assembly Chambers, 809 Pioneer Road, Fairbanks.

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For more information about this case, please email planning@fnsb.us or contact Stacy Wasinger at 459-1260. The staff report to the commission will be available online at www.fnsb.us/meetings/planningcommission five days before the hearing.

V2017-006: A request by Daniel Pistor on behalf of the State of Alaska Department of Transportation & Public Facilities for a lot size highway variance of 121 square feet to the minimum lot size requirement of 40,000 square feet in the Rural Residential (RR) zone on Lot 2, Skol Subdivision (located on the east side of Birch Hill Road, southeast of Steese Highway).

The Fairbanks North Star Borough is subject to the Alaska Public Records Act, AS 40.25 et seq. and this document may be subject to public disclosure under state law.
October 14, 2016

RE: V2017-007

Dear Property Owner:

The Fairbanks North Star Borough Planning Commission is considering V2017-007, a request for a setback highway variance of 3 feet to the minimum rear-yard setback requirement of 25 feet in the Rural Residential (RR) zone on Lot 40C, Vue Crest Subdivision (located at 344 Scenic Hills Court, on the west side of Birch Hill Road, south of Steese Highway).

You are being notified as required by ordinance because your property is within 2,000 feet of the request. You may provide comments on this application by testifying in person at a public hearing on this request, held at or after 6:00 pm, Tuesday, November 8, 2016, at the Juanita Helms Administration Center, Assembly Chambers, 809 Pioneer Road, Fairbanks.

NOTICE: All testimony related to de novo quasi-judicial hearings by a board or commission must be taken under oath or affirmation. Relevant testimony and evidence may be submitted at the hearing. Comments are limited to three (3) minutes per person, and should be limited to items relevant to the hearing subject. Any comments not relevant to the hearing subject should be given during Citizen’s Comments. For more information please see FNSBC § 4.04.150 (C) (1) and (3).

For more information about this case, please email planning@fnsb.us or contact Stacy Wasinger at 459-1260. The staff report to the commission will be available online at www.fnsb.us/meetings/planningcommission five days before the hearing.

V2017-007: A request by Daniel Pistor on behalf of the State of Alaska Department of Transportation & Public Facilities for a setback highway variance of 3 feet to the minimum rear-yard setback requirement of 25 feet in the Rural Residential (RR) zone on Lot 40C, Vue Crest Subdivision (located at 344 Scenic Hills Court, on the west side of Birch Hill Road, south of Steese Highway).

The Fairbanks North Star Borough is subject to the Alaska Public Records Act, AS 40.25 et seq. and this document may be subject to public disclosure under state law.