



## FAIRBANKS NORTH STAR BOROUGH

907 Terminal Street ☆ P.O. Box 71267 ☆ Fairbanks, Alaska 99707-1267

## Community Planning

(907) 459-1260 ☆ FAX (907) 205-5169

**RE: SD031-17 Mansker**

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, August 16, 2017** beginning at 6:00 p.m. or after in the Assembly Chambers, 907 Terminal Street, Fairbanks, Alaska, before the Platting Board of the Fairbanks North Star Borough to hear comments, if any, on the following:

A request by Ralph Mathews, on behalf of Jonathan J. Mansker and Rebecca A. Cave-Mansker, to replat Parcels A and B per the Statutory Warranty Deed recorded in Book 661 Page 842 Fairbanks Recording District, a total of 5.01 acres, by vacating the common lot line to create one resultant tract. The request includes a variance to additional dedication for a major collector road. The property is located within the SW¼ Section 21, T1N, R1E, FM (located on Bennett Road).

As a person receiving this notice, you are an interested person pursuant to Title 17.12.030.C.2, which means you can give verbal testimony at the hearing. A party, witness, or interested person wishing to **testify telephonically or testify by affidavit** at this hearing may apply to do so. For testimony by affidavit, the applicant must submit the affidavit containing the proposed testimony with the application. The application must be submitted to the Clerk of the Platting Board before the close of business (5 p.m.) on August 9, 2017. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at [FNSBPB@fnsb.us](mailto:FNSBPB@fnsb.us).

Persons not receiving this notice directly from the Borough, who wish to testify at this hearing, must apply to participate in the hearing. Applications are available at the Community Planning office and must be received by August 9, 2017.

On any legislative applications such as street vacations, trail easements or Title 17 amendments, the public may submit written comments and/or testify before the Platting Board.

If you have questions, concerns, or comments regarding this request, contact **George Stefan**, FNSB Platting Officer, at 459-1260 or e-mail [stefan@fnsb.us](mailto:stefan@fnsb.us).

Staff reports and associated material, Platting Board decisions, and meeting audio are made available at [fnsb.us/Meetings/PlattingBoard/](http://fnsb.us/Meetings/PlattingBoard/). Hearings are audio-streamed when possible from the link on the Borough web page or [fnsb.us/fnsbwebcast/fnsbwebcast.htm](http://fnsb.us/fnsbwebcast/fnsbwebcast.htm).

Christine Nelson, Director  
Department of Community Planning

CN/I

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.



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### RE: SD039-17 Mount Ryan Remote Recreational Cabin Sites 1<sup>st</sup> Addition

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, August 16, 2017** beginning at 6:00 p.m. or after in the Assembly Chambers, 907 Terminal Street, Fairbanks, Alaska, before the Platting Board of the Fairbanks North Star Borough to hear comments, if any, on the following:

A request by the Alaska Department of Natural Resources, Division of Mining, Land and Water, Land Sales Section, for a reoffer to open approximately 35,700 acres within Township 6 North Range 7 East; Township 6 North Range 8 East; and Township 5 North Range 8 East, Fairbanks Meridian for remote recreational cabin site staking. Authorizations to stake up to 30 parcels, ranging in size from 5 to 20 acres, for a maximum of 600 acres will be offered. The staking project area is located approximately 50 miles northeast of Fairbanks, and approximately 1.5 miles southwest of the Twelvemile Summit Wayside on the Steese Highway (milepost 85). The request includes an application for the road construction exemption, variances for access both to the subdivision and within the subdivision, as well as a variance for extending the submittal deadline for the final plat application.

As a person receiving this notice, you are an interested person pursuant to Title 17.12.030.C.2, which means you can give verbal testimony at the hearing. A party, witness, or interested person wishing to **testify telephonically** or **testify by affidavit** at this hearing may apply to do so. For testimony by affidavit, the applicant must submit the affidavit containing the proposed testimony with the application. The application must be submitted to the Clerk of the Platting Board before the close of business (5 p.m.) on August 9, 2017. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at [FNSBPB@fnsb.us](mailto:FNSBPB@fnsb.us).

Persons not receiving this notice directly from the Borough, who wish to testify at this hearing, must apply to participate in the hearing. Applications are available at the Community Planning office and must be received by August 9, 2017.

On any legislative applications such as street vacations, trail easements or Title 17 amendments, the public may submit written comments and/or testify before the Platting Board.

If you have questions, concerns, or comments regarding this request, contact **George Stefan**, FNSB Platting Officer, at 459-1260 or e-mail [stefan@fnsb.us](mailto:stefan@fnsb.us).

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### RE: SD040-17 Holden Woods Subdivision

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, August 16, 2017** beginning at 6:00 p.m. or after in the Assembly Chambers, 907 Terminal Street, Fairbanks, Alaska, before the Platting Board of the Fairbanks North Star Borough to hear comments, if any, on the following:

A request by Northland Surveying & Consulting, LLC, on behalf of Thomas T Benson, to subdivide Gov't Lots 14 and 15 in two phases, totaling approximately 5 acres, into four lots ranging in size from 1.15 to 1.34 acres. The property is located within the SE $\frac{1}{4}$  NW $\frac{1}{4}$ , Section 17, T1S R1W, FM (located on Holden Road). The road construction exemption has been applied for and the request includes additional dedication of right-of-way for a temporary turnaround.

As a person receiving this notice, you are an interested person pursuant to Title 17.12.030.C.2, which means you can give verbal testimony at the hearing. A party, witness, or interested person wishing to **testify telephonically** or **testify by affidavit** at this hearing may apply to do so. For testimony by affidavit, the applicant must submit the affidavit containing the proposed testimony with the application. The application must be submitted to the Clerk of the Platting Board before the close of business (5 p.m.) on August 9, 2017. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at [FNSBPB@fnsb.us](mailto:FNSBPB@fnsb.us).

Persons not receiving this notice directly from the Borough, who wish to testify at this hearing, must apply to participate in the hearing. Applications are available at the Community Planning office and must be received by August 9, 2017.

On any legislative applications such as street vacations, trail easements or Title 17 amendments, the public may submit written comments and/or testify before the Platting Board.

If you have questions, concerns, or comments regarding this request, contact **George Stefan**, FNSB Platting Officer, at 459-1260 or e-mail [stefan@fnsb.us](mailto:stefan@fnsb.us).

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### RE: SD029-17 Goldstream Dream Subdivision

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, August 16, 2017** beginning at 6:00 p.m. or after in the Assembly Chambers, 907 Terminal Street, Fairbanks, Alaska, before the Platting Board of the Fairbanks North Star Borough to hear comments, if any, on the following:

A request by Design Alaska, Incorporated, on behalf of Fairbanks North Star Borough Land Management Division, to subdivide Government Lot 1 (also known as Tax Lots 641 and 642) Section 6, T1N R1W, FM, a total of 31.8 acres; into 5 lots ranging in size from 4.6 to 10.2 acres. The subdivision proposal includes dedication of right-of-way and a request for a variance for an intersection on a curve. The property is located on Goldstream Road.

As a person receiving this notice, you are an interested person pursuant to Title 17.12.030.C.2, which means you can give verbal testimony at the hearing. A party, witness, or interested person wishing to **testify telephonically** or **testify by affidavit** at this hearing may apply to do so. For testimony by affidavit, the applicant must submit the affidavit containing the proposed testimony with the application. The application must be submitted to the Clerk of the Platting Board before the close of business (5 p.m.) on August 9, 2017. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at [FNSBPB@fnsb.us](mailto:FNSBPB@fnsb.us).

Persons not receiving this notice directly from the Borough, who wish to testify at this hearing, must apply to participate in the hearing. Applications are available at the Community Planning office and must be received by August 9, 2017.

On any legislative applications such as street vacations, trail easements or Title 17 amendments, the public may submit written comments and/or testify before the Platting Board.

If you have questions, concerns, or comments regarding this request, contact **Angela Parker**, FNSB Platting Officer, at 459-1260 or e-mail [aparker@fnsb.us](mailto:aparker@fnsb.us).

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