



June 7, 2018

RE: NR002-18 Straight and Narrow Road

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, June 20, 2018** 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 Ken Bailey to name ADL 417710, a currently un-named road, located off of the Steese Highway within Section 12, T1N, R2E, FM.

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 June 12, 2018. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at FNSBPPB@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 June 12, 2018.

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.

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

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.



June 7, 2018

RE: RP019-18 (Musher Subdivision)

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, June 20, 2018** 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 Troy Hicks, on behalf of April Huisman, to replat of Lot 1, Musher Subdivision, totaling 9.43 acres, into two lots of approximately 1.84 and 7.59 acres. The request includes a variance from FNSBC 17.56.100.C.4 to allow for a Type II flag stem that will be less than 200 feet from an existing intersection of another road. The property is located within the NE¼ NW¼ Section 27 T1N R1W, FM, on Musers 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 June 12, 2018. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at 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 June 12, 2018.

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 **Daniel Welch**, FNSB Platting Officer, at 459-1260 or e-mail dwelch@fnsb.us.

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June 7, 2018

RE: SD031-18/RP027-18 Fox Estates

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, June 20, 2018** 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 3 Tier-Alaska Corporation, on behalf of Robert P. and Karen L. Fox, to subdivide Lot 6 Nelson Subdivision, a total of approximately 23.77 acres, into 19 lots ranging in size from 1.01 acres to 1.78 acres. The request includes dedication and construction of a new right-of-way. The following three variances have been requested: FNSBC 17.56.110.B to waive the requirement for connecting the new subdivision road to an existing adjacent subdivision road; 17.56.100.C.2 to waive the requirement for dedicating the northern corner rounding at the road intersection; and 17.56.010.F to allow direct lot access onto a major collector. The property is located within the SW $\frac{1}{4}$ NE $\frac{1}{4}$ Section 13 T2S R2E, FM (located on Nelson Rd and Ismo Dr).

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 June 12, 2018. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at 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 June 12, 2018.

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 gstefan@fnsb.us.

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June 7, 2018

RE: MD002-18/SD023-13 Richardson Acres

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, June 20, 2018** 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 Degerlund Engineering, LLC, on behalf of J. Andrew and Bea Bachner, to modify the approved preliminary plat 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 SW¼ Section 23 T5S R4E, FM. The modification is to incorporate three phases into the subdivision plan, which provides for the following final plat application deadlines: Phase One—April 17, 2019; Phase Two—April 17, 2021; Phase Three—April 17, 2023. This application was granted preliminary approval on April 17, 2013, a two-year extension on April 15, 2015, and a second two-year extension on April 19, 2017 by the Platting Board. The property is located within GL-48 & 49, Section 22 and the SW¼ Section 23 T5S R4E, FM (located on Sanshore Dr, Price Dr and Richardson Hwy).

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 June 12, 2018. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at 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 June 12, 2018.

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 gstefan@fnsb.us.

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June 6, 2018

RE: MD003-18/SD022-14/RP047-14/VA007-14 T40 Subdivision

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, June 20, 2018** 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 Kalen & Associates, Inc, on behalf of James Binkley, Charles Binkley and John Binkley, to modify the approved preliminary plat of T40 Subdivision, a request to vacate a portion of the section line easements along Sections 12 and 13, T2S, R3W, FM, and to subdivide the following lots which total approximately 368 acres: Government Lot 1, Section 13, T2S, R3W, FM; Government Lot 3, Section 12, T2S, R3W, FM; Tract B, Tanana 440 Subdivision, Section 12, T2S, R3W, FM. The subdivision will create four tracts ranging in size from 5 to 288 acres. The modification is to dedicate proposed Tract A as a public access easement. The property is located within Section 12 and the NW¼ Section 13 T2S R3W, FM (located on Kallenberg Rd).

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 June 12, 2018. The Clerk of the Platting Board is located at the FNSB Department of Community Planning or by email at FNSBPB@fnsb.us.

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If you have questions, concerns, or comments regarding this request, contact **George Stefan**, FNSB Platting Officer, at 459-1260 or e-mail gstefan@fnsb.us.

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