

FAIRBANKS NORTH STAR BOROUGH PLATTING BOARD MEETING

Mona Lisa Drexler Assembly Chambers at the
Juanita Helms Administration Center
907 Terminal Street, Fairbanks, Alaska

AGENDA

6:00 PM

September 19, 2018

A. CALL TO ORDER and ROLL CALL

B. MESSAGES

1. Opening
2. Information for the public
3. Chairs Comments
4. Introduction of Staff
 - i. Communications to the Board
 - ii. Citizens Comments – limited to three (3) minutes
5. Agenda items not scheduled for public hearing
6. Items other than those appearing on the agenda
7. Disclosure and Statement of Conflict of Interest

C. APPROVAL OF AGENDA AND **CONSENT** AGENDA

Approval of Consent Agenda passes all routine items indicated by asterisk (*) on the agenda. Consent Agenda items are not considered separately unless and Commission or Board member or citizen so requests. In the event of such request, the item is returned to the general agenda,

D. *MINUTES

None

E. CONSENT AGENDA ITEMS

1. **SD023-16 Far Westridge Estates (extension)** A request by 3 Tier-Alaska, Corp., on behalf of Eugene H. West, for a two-year extension to the Platting Board's September 21, 2016 approval of Far Westridge Estates, the subdivision of a portion of Government Lot 3, also known as Tax Lots 639, 640 & 637; a total of 35.23 acres, into nine lots ranging in size from 1.59 acres to 16.51 acres, within the NE $\frac{1}{4}$ NW $\frac{1}{4}$ Section 6, T1N R1W, FM (located on Pandora Drive and Woodbine Drive). **Staff Contact: George Stefan**

F. ADMINISTER GROUP OATH

G. QUASI-JUDICIAL HEARING

1. **SD002-15 Happy Creek Subdivision Fourth Addition (extension)** A request by 3 Tier-Alaska, Corp., on behalf of Mark Nielson, for a second two-year extension to the preliminary approval of Happy Creek Subdivision Fourth Addition, the three-phase subdivision of Tax Lot 2801, a total of 40 acres, into 15 lots ranging in size from 1.90 acres to 4.94 acres within the SE¼ NE¼ Section 28, T1N R2W, FM (located on McFadden Lane and Saxon Avenue). The subdivision was granted preliminary approval on October 15, 2014 and a two-year extension on November 16, 2016 by the Platting Board. **Staff Contact: George Stefan**
2. **SD003-19 Chatanika Gold Camp** A request by 3 Tier-Alaska, Corp., on behalf of Chatanika Gold Camp, LLC, to subdivide TL-1, USMS 1917, a total of approximately 17.74 acres, into two lots of 4.72 and 12.68 acres. The request includes dedication of right-of-way for the Old Chatanika Road. The property is located within the SW¼ Section 1, SE¼ Section 2, and NE¼ Section 11, T3N R1E, FM (located on the Steese Highway and Old Chatanika Road). **Staff Contact: George Stefan**
3. **SD002-19 Aztec Subdivision** A request by 3 Tier-Alaska, Corp., on behalf of JELD, Inc, to subdivide TL-2220A and TL-2220B, a total of approximately 37.50 acres, into six lots ranging in size of approximately 1.00 acres to 6.90 acres, and a remainder tract of approximately 24.34 acres. The request is to create a total of seven parcels. The request includes additional dedication of right-of-way for Aztec Road and Choctaw Road. The property is located within SW¼ NE¼ Section 22, T1S R1E FM on Aztec Road, Choctaw Road, and Copper Street. **Staff Contact: Daniel Welch**

H. NEW BUSINESS

1. Platting Board Rules
2. Notification to DPO recipients regarding vacation of a temporary turnaround

I. EXCUSE FUTURE ABSENCES**J. CITIZENS COMMENTS****K. COMMISSIONERS COMMENTS / COMMUNICATIONS****L. ADJOURNMENT**

Persons who have not received direct notice by mail from the Fairbanks North Star Borough regarding a particular subdivision application, and who wish to testify on that subdivision application, must apply to participate in the hearing. Applications are available at the Department of Community Planning Office and must be received by the Community Planning Department at least five (5) working days prior to the hearing date, or by **September 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.