



March 27, 2019

RE: SD018-19 Pyrite Subdivision

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, APRIL 17, 2019** beginning at 6:00 p.m. or after in the Mona Lis Drexler 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 49th Star Surveying, LLC, on behalf of the State of Alaska Department of Natural Resources, to subdivide Tract B-3 Irony Subdivision, a total of approximately 80 acres, into nine lots ranging in size from 5.00 to 13.43 acres. The request includes dedication of a new right-of-way. The property is within the E1/2 SW1/4 Section 36, T1S R2E, FM (located off of Plack Road and Farmall Drive).

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 April 10. 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 April 10, 2019.

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.

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.



March 27, 2019

RE: SD020-19 Huffman Lakes Subdivision Phase 2

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, APRIL 17, 2019** beginning at 6:00 p.m. or after in the Mona Lis Drexler 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 Black Gold Properties, LLC, to subdivide Tract A, Huffman Lakes Subdivision Phase 1, a total of approximately 88.41 acres, into 13 lots ranging in size from 1.255 acres to 2.237 acres with a remainder tract of approximately 57.563 acres. The request includes the rights-of-way dedication within the property and for the existing Porter Avenue. The property is located within the N½ N½ Section 17, T1S R2E, FM, AK on Nordale Road and Porter Avenue.

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 April 10. 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 April 10, 2019.

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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March 27, 2019

RE: RP027-19 Replat Lot 9, Bullwinkle Estates 2nd Addition

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, APRIL 17, 2019** beginning at 6:00 p.m. or after in the Mona Lis Drexler 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 Stutzmann Engineering Associates, Inc., on behalf of Terry Oakes, to replat Lot 9 (3.611 acres) of Bullwinkle Estates 2nd Addition, into three new lots: 9A, 9B, and 9C, ranging in size from 0.93 to 1.58 AC. An additional 10 feet of right-of-way is being dedicated radiating off the cul-de-sac of Coldfoot Court to accommodate existing improvements. This property is located within the NW¼ SW¼ Section 19, T4S R4E, FM, AK in Salcha off Coldfoot Court.

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 April 10. 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 April 10, 2019.

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 **Julie Kotila**, FNSB Platting Officer, at 459-1260 or e-mail jkotila@fnsb.us.

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March 27, 2019

RE: RP029-19 (Aiken's Acres Subdivision)

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, APRIL 17, 2019** beginning at 6:00 p.m. or after in the Mona Lis Drexler 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 to replat Lot 13, Aiken's Acres Subdivision, a lot of approximately 5 acres, into two lots of approximately 2.4 and 2.6 acres. The request includes a variance to FNSBC 17.56.010(F) to allow for a single direct access point benefiting the proposed lots onto Chena Hot Springs Road via an existing shared driveway easement. The property is located in the SW $\frac{1}{4}$ SE $\frac{1}{4}$ Section 23, T1N R1E, FM, AK at the corner of Chena Hot Springs Road and Esro 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 April 10. 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 April 10, 2019.

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.

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.