



June 4, 2019

**RE: SD023-17/RP029-17 Peridot Business Park (Extension**

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, JUNE 19, 2019** 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, LLC, on behalf of Badger Properties, LLC, for a two-year extension of all three phases to the Platting Board's June 21, 2017 approval of Peridot Business Park, the subdivision of Lot 2, Quinnell Subdivision, 1<sup>st</sup> Addition, a total of approximately 13.037 acres, into ten lots ranging in size from approximately 0.92 to 1.60 acres. This property is located within the NW ¼ SW ¼ Section 4, T2S, R2E, FM. Located on Peridot Street and Quinnell Lane.

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 11, 2019. 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 June 11, 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](mailto:gstefan@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).

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 4, 2019

**RE: SD029-19 Pleasant Places Subdivision**

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, JUNE 19, 2019** 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 Nils Degerlund (Degerlund Engineering, LLC), to subdivide Parcel 4 (Plat No. 79-76W FRD), a total of approximately 40 acres, into eight lots ranging in size of approximately 4.086 acres to 6.105 acres. The request includes dedication of a 40-foot wide right-of-way for Pleasant Places Ct. The property is located within SE¼ SE¼, Section 36, T1S, R2E, FM on Plack Road and Gordon 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 11, 2019. 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 June 11, 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](mailto:dwelch@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).

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June 4, 2019

**RE: MD004-19 / SD025-18 Faith Estates 1<sup>st</sup> Addition**

Dear Property Owner:

A public hearing will be held on **WEDNESDAY, JUNE 19, 2019** 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, LLC, on behalf of Brannon Richart, to modify the typical subdivision road cross sections for Faith Estates 1<sup>st</sup> Addition, which was approved by the FNSB Platting Board at its May 16, 2018 meeting. The subdivision is a replat of Tract 1A Faith Estates, a total of approximately 44.77 acres, into 22 lots ranging in size from .95 acres to 6.94 acres within the SW¼ Section 1, T2S, R2E, FM. The subdivision is located on Nelson 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 11, 2019. 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 June 11, 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](mailto:gstefan@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).

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