

FNSB ADMINISTRATIVE HEARING

Ester Conference Room, 2nd Floor
Juanita Helms Administration Center
907 Terminal Street, Fairbanks, Alaska

AGENDA
10:30 a.m.
January 4, 2018

A. CALL TO ORDER

B. MESSAGES

This hearing includes Quick Plat, Legal Nonconforming (Grandfather Rights), Amnesty Relief and Administrative Variance requests. Public testimony will be requested as each agenda item comes up. *Any action taken during this meeting may be appealed. Appeal of a Hearing Officer decision must be submitted in writing.*

Agenda, meeting audio, and Hearing Officer decisions are posted at <http://www.co.fairbanks.ak.us/cp/Pages/Administrative-Hearings.aspx>.

C. COMMUNICATIONS TO THE HEARING OFFICER

D. HEARING OFFICER COMMENTS

E. PUBLIC HEARING

1. **SD020-18 Huffman Lakes Subdivision Phase I** A request by Degerlund Engineering, LLC, on behalf of Black Gold Properties, LLC, to subdivide Lot 1, Black Gold Property, a parcel of approximately 88.41 acres, into three lots ranging in size of approximately 1.7 acres to 3.4 acres and a remainder tract of approximately 80 acres. The parcel is located within the N $\frac{1}{2}$ NW $\frac{1}{4}$ and the W $\frac{1}{2}$ NE $\frac{1}{4}$ Section 17, T1S R2E FM (Located on Nordale Rd, Porter Ave and Shasta Dr). (Staff Contact: Daniel Welch)

F. QUASI-JUDICIAL HEARING

1. **GR2018-085:** A request by Robert and Loa Hubbard for affirmative recognition of legal nonconforming building status (grandfather rights) for an existing structure with a nonconforming south front-yard setback of 16.1 feet instead of the required 20 feet in the General Commercial (GC) zone for the property on Lot 4, Kolde Homestead Subdivision (Located at 208 Gaffney Road). (Staff Contact: Stacy Wasinger)

G. COMMENTS

Citizens

Planning Staff

H. ADJOURNMENT