

FNSB ADMINISTRATIVE HEARING

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

AGENDA
10:30 a.m.
July 5, 2018

A. CALL TO ORDER

B. MESSAGES

This hearing may include 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

Preliminary Applications

- 1. RP030-18 (Montana Subdivision)** A request by Mathews Land Surveying, on behalf of Warren and Maurya Flynn, to replat Lot 1, Montana Subdivision, a lot of approximately 5.061 acres, into three lots ranging in size from approximately 1.388 acres to 2.112 acres. The parcel is located within the NE $\frac{1}{4}$ NW $\frac{1}{4}$ Section 23 T1S R2W FM, on Chena Pump Rd, Cheyenne Ct, and Riversong Ct. **Staff Contact: Daniel Welch**
- 2. RP032-18 (Herning Hills Subdivision)** A request by 3 TIER-Alaska, Corp., on behalf of John Teeter and Carol Mackler-Teeter, to replat Lots 9 and 10, Block 3, Herning Hills Subdivision, two lot of approximately 1.414 acres and 1.108 acres, by adjusting the common lot line resulting in two lots of approximately 1.478 acres and 1.046 acres. The parcel is located within the NW $\frac{1}{4}$ NW $\frac{1}{4}$ Section 31 T1N R2E FM, on Sara-Lynn Rd. **Staff Contact: Daniel Welch**
- 3. RP031-18 (Chena Marina Subdivision, First Addition)** A request by 3 TIER-Alaska, Corp., on behalf of Daniel and Hannah Bennett, to replat Lot 11, Block 5, Chena Marina Subdivision, First Addition, a lot of approximately 1.837 acres, into two lots of approximately 40,088 square feet each. The parcel is located within the E $\frac{1}{2}$ Section 22 T1S R2W FM, on Shypoke Drive. **Staff Contact: Daniel Welch**

F. QUASI-JUDICIALGrandfather Rights

1. **GR2018-136:** A request by Mary and Lars Ehrlander for affirmative recognition of legal nonconforming structure status (grandfather rights) for an existing single-family residence with a northeast side-yard setback of 6 feet +/- and a southwest side-yard setback of 7 feet +/- instead of the required 10 feet in the Multiple-Family Residential zone with Mobile Home Subdivision overlay (MF/MHS) for the property on Lot 4, Block 1, Royal Court Village Subdivision (Located at 161 Palace Circle). (Staff Contact: Manish Singh)

F. COMMENTS

Citizens

Planning Staff

G. ADJOURNMENT