

Lots 4-6, Block 3, Overlook Business Park

Zoning: Commercial

Future Land Use: Generally Commercial/Business

- a. City Staff
- b. Applicant
- c. Private person supporting or opposing the proposal
- d. Applicant

IX. UNFINISHED BUSINESS

X. COMMUNICATIONS

- A. Permit Information
- B. Enforcement Log
- C. Matanuska-Susitna Borough Planning Commission agenda

XI. AUDIENCE COMMENTS *(three minutes per person)*

XII. STAFF COMMENTS

XIII. COMMISSION COMMENTS

XIV. ADJOURNMENT

SPECIAL MEETING

I. CALL TO ORDER

The special meeting of the Wasilla Planning Commission was called to order at 6:02 PM on Tuesday, May 24, 2016, in Council Chambers of City Hall, Wasilla, Alaska by Jessica Dean, Chair.

II. ROLL CALL

Commissioners present and establishing a quorum were:

Claudia Pinard, Seat A
Jessica Dean, Seat C
Loren Means, Seat D
Brian Mayer, Seat E

Commissioner absent and unexcused was:

Debra Barrett, Seat B

Staff in attendance were:

Ms. Tina Crawford, City Planner
Mr. Archie Giddings, Public Works Director
Ms. Lyn Carden, Deputy Administrator
Mr. Leslie Need, City Attorney (via teleconference)
Ms. Tahirih DesJardin, Planning Clerk

III. PLEDGE OF ALLEGIANCE

A. Commissioner Pinard led the Pledge of Allegiance.

IV. APPROVAL OF AGENDA

GENERAL CONSENT: The agenda was approved as presented.

V. REPORTS

A. City Deputy Administrator

Ms. Carden provided a brief summary for the Memorial Day rodeo May 28th and 29th at the Menard Center.

B. City Public Works Director

No report given.

C. City Attorney

Ms. Need provided an update on the appeal that was filed by the Kopperuds' and where it is at in the process.

D. City Planner

No report given.

VI. PUBLIC PARTICIPATION (*Three minutes per person for items not on agenda*)

No one stepped forward.

VII. CONSENT AGENDA

A. Minutes of May 10, 2016, regular meeting

IX. NEW BUSINESS (*five minutes per person*)

A. Public Hearing

1. Item: Land Clearing Waiver #16-01 (Reso. #16-06)
Petitioner: Matt Wilson, AIA, 907 Architecture LLC
Owner: Jeffrey E. & Leanne Hatt
Request: Approval to clear more than 70% of the vegetation in order to construct one new commercial building on each lot.

Total Area: Approximately 3.25+/- acres (total for all 3 lots)
Locations: 2000, 2040, and 2060 E. Foundry Way
Lots 4-6, Block 3, Overlook Business Park

Zoning: Commercial
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Ms. Crawford provided a brief summary of the request for a land clearing waiver to the Commission and provided an overview of the staff report and recommendation and the proposed conditions of approval.

a. City Staff

b. Applicant

Mr. Matt Wilson provided a presentation regarding the request of land clearing waiver.

Discussion moved to the Commission.

c. Private person supporting or opposing the proposal

Chair Dean opened the public comment portion of the public hearing.

Mr. Stu Graham stated that he is on the City Council by he is not representing the City Council and is in favor of the development and asked that moose protection fencing be maintained in perpetuity.

With no other comments, Chair Dean closed the public comment portion of the public hearing.

d. Applicant

No other comments.

MOTION: Commissioner Means moved to approve land clearing waiver #16-01 (Resolution Serial No. 16-06), as presented.

Discussion moved to the Commission.

VOTE: The motion to approve Land Clearing Waiver #16-01 (Resolution Serial No. 16-06) as presented, passed with Commissioner Means, Mayer and Dean in favor and Commissioner Pinard opposed.

X. UNFINISHED BUSINESS

No unfinished business.

XI. COMMUNICATIONS

No statements made regarding the following items.

- A. Permit Information
- B. Enforcement Log
- C. Matanuska-Susitna Borough Planning Commission agenda

XII. AUDIENCE COMMENTS (*three minutes per person*)

No comments.

XIII. STAFF COMMENTS

No comments.

XIV. COMMISSION COMMENTS

Commissioner Means stated he was unaware that only grass needs to be planted in the 30 percent vegetation.

Commissioner Mayer asked about compressing files for ease of downloads.

Commissioner Pinard stated she would like to see code could be changed in regards to landscaping.

Chair Dean thanked the applicant for the presentation.

XV. ADJOURNMENT

The regular meeting adjourned at 6:56 PM.


JESSICA DEAN, Chair Date 7/12/16

ATTEST:


TAHIRIH DESJARDIN, Planning Clerk

Adopted by the Wasilla Planning Commission June 14, 2016.