



MAYOR
Verne E. Rupright

CITY PLANNER
Tina Crawford

WASILLA PLANNING COMMISSION

Patrick Brown, Seat A
Daniel Kelly Jr., Seat B
Jessica Dean, Seat C
Vacant, Seat D
Glenda Ledford, Seat E
William Green, Seat F
Jesse Sumner, Seat G

**CITY OF WASILLA
PLANNING COMMISSION MEETING AGENDA
WASILLA CITY COUNCIL CHAMBERS**

Wasilla City Hall, 290 E. Herring Avenue, Wasilla, AK 99654 / 907-373-9020 phone

REGULAR MEETING

7 P.M.

SEPTEMBER 10, 2013

- I. CALL TO ORDER
- II. ROLL CALL
- III. PLEDGE OF ALLEGIANCE
- IV. APPROVAL OF AGENDA
- V. REPORTS
 - A. City Deputy Administrator
 - B. City Public Works Director
 - C. City Attorney
 - D. City Planner
- VI. PUBLIC PARTICIPATION (*five minutes per person, for items not scheduled for public hearing*)
- VII. CONSENT AGENDA
 - A. Minutes of August 13, 2013, regular meeting
- VIII. NEW BUSINESS (*five minutes per person*)

A. PUBLIC HEARINGS

1. Item: Landscape Waiver (Reso. #13-12)
Petitioner: Lithia Motors
Request: Approval to clear 77% of the vegetation on Lot 14, which is 7% more than the 70% clearing allowed in WMC 16.33.050(A)(2) in order to develop a new car dealership.

Total Area: 2.63 acres±
Site Address: 2891 E. Sun Mountain Avenue
Lot 14, Block 3, Mountain Village Plaza

Zoning: Commercial
Future Land Use: Generally Commercial/Business
 - a. City Staff
 - b. Applicant
 - c. Private person supporting or opposing the proposal
 - d. Applicant

2. Item: **Resolution Serial No. 13-11:** Supporting the goals and initiatives for the annual Capital Improvement Program.

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

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

X. COMMUNICATIONS

- A. Permit Information
- B. Enforcement Log

XI. AUDIENCE COMMENTS

XII. STAFF COMMENTS

XIII. COMMISSION COMMENTS

XIV. ADJOURNMENT

REGULAR MEETING

I. CALL TO ORDER

The regular meeting of the Wasilla Planning Commission was called to order at 7:00 PM, September 10, 2013, in Council Chambers of City Hall, Wasilla, Alaska by Daniel Kelly, Jr., Chairman.

II. ROLL CALL

Commissioners present and establishing a quorum were:

- Mr. Patrick Brown, Seat A (via telephone)
- Mr. Daniel Kelly, Jr., Seat B
- Ms. Jessica Dean, Seat C
- Vacant, Seat D
- Ms. Glenda Ledford, Seat E
- Mr. William Green, Seat F
- Mr. Jesse Sumner, Seat G

Staff in attendance were:

- Mr. Archie Giddings, Public Works Director
- Ms. Tina Crawford, City Planner
- Ms. Tahirih Revet, Planning Clerk

III. PLEDGE OF ALLEGIANCE

- A. Commissioner Green led the Pledge of Allegiance.

IV. APPROVAL OF AGENDA

GENERAL CONSENT: The agenda was approved as presented.

V. REPORTS

- A. City Deputy Administrator
No Report Given

- B. City Public Works Director
Mr. Giddings provided a brief summary on the last City Council meeting and public works activities.

- C. City Attorney
No Report Given.

- E. City Planner
Ms. Crawford stated that the Alaska Chapter of the American Planning Association will be having a planning Conference this November and she will be sending an email with

information regarding the conference. She also stated that there was some money in the budget available for any Commissioners that wanted to attend. .

VI. PUBLIC PARTICIPATION (*three minutes per person, for items not scheduled for public hearing*)

No one present.

VII. CONSENT AGENDA

A. Minutes of August 13, 2013, regular meeting

GENERAL CONSENT: Minutes were approved as presented.

VIII. NEW BUSINESS

A. PUBLIC HEARINGS

1. Item: Landscape Waiver (Reso. #13-12)
Petitioner: Lithia Motors
Request: Approval to clear 77% of the vegetation on Lot 14, which is 7% more than the 70% clearing allowed in WMC 16.33.050(A)(2) in order to develop a new car dealership.
Total Area: 2.63 acres ±
Site Address: 2891 E. Sun Mountain Avenue
Zoning: Commercial
Future Land Use: Generally Commercial/Business

a. City Staff

Ms. Crawford provided a brief staff report regarding the landscape waiver request.

b. Applicant

Ms. LaQuita Chmielowski, PE for Enterprise Engineering, Inc., agent for Lithia Motors, provided a summary of the request by Lithia Motors.

c. Private person supporting or opposing the proposal

Chair Kelly opened the public hearing and with no one present closed the public hearing.

d. Applicant

MOTION: Commissioner Ledford moved to adopt Resolution Serial No. 13-12.

Discussion moved to the Commission.

VOTE: The motion to approve Resolution Serial No. 13-12 as presented, passed with unanimously.

2. Item: **Resolution Serial No. 13-11:** Supporting the goals and initiatives for the annual Capital Improvement Program.
Petitioner: City of Wasilla

- a. City Staff
- b. Applicant

Mr. Giddings provided a summary on the CIP projects.

Discussion moved to the Commission.

- c. Private person supporting or opposing the proposal
No one present.

- d. Applicant

MOTION: Commissioner Green moved to approve Resolution Serial No. 13-11, as presented.

VOTE: The motion to approve Resolution Serial No. 13-11, as presented, passed unanimously.

IX. UNFINISHED BUSINESS (*five minutes per person*)
No unfinished business.

X. COMMUNICATIONS
No statements made regarding the following items.
A. Permit Information
B. Enforcement Log

XI. AUDIENCE COMMENTS
No comments

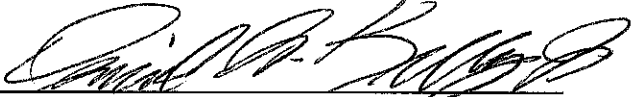
XII. STAFF COMMENTS
No Comments.

XIII. COMMISSION COMMENTS
No Comments.

IVX. ADJOURNMENT
The regular meeting adjourned at 8:12 PM.

ATTEST:

TAHIRIH REVET, Planning Clerk


DANIEL KELLY, JR., Chairman
11/13/13

Adopted by the Wasilla Planning Commission October 8, 2013.