

Planning Commissioners

Terry Hoefflerle, Deputy Chair, Seat A
Paul Liedberg, Chair, Seat B
Bill Rodawalt, Seat C



Rachel Muir, Seat D
Andy Anderson, Seat E
Petla Noden, Seat F
Izetta Chambers, Seat G

**REGULAR MEETING MINUTES
July 17, 2012**

I. CALL TO ORDER

The regular meeting of the Planning Commission was held on July 17, 2012, at the Dillingham City Council Chambers, Dillingham, Alaska. Paul Liedberg, Chair, called the meeting to order at 5:40 p.m.

II. ROLL CALL

Members present: (Quorum is four)
Terry Hoefflerle, Seat A
Paul Liedberg, Chair, Seat B
Rachel Muir, Seat D
Andy Anderson, Seat E

Members absent:

Petla Noden, Seat F, Petla Noden no longer lives in Dillingham, has resigned his seat.

Staff in Attendance: Jody Seitz, City Planner

Malcolm Brown, Public Works Director

III. APPROVAL OF MINUTES

MOTION: Rachel Muir moved and Terry Hoefflerle seconded the motion to approve the Minutes of May 15, 2012.

VOTE: The motion passed unanimously.

IV. APPROVAL OF AGENDA

Unanimous consent proposed for approval of agenda.

GENERAL CONSENT: The motion passed unanimously.

V. COMMUNICATIONS

A. Communications to the Planning Commission

No public present

B. Planner's Report

City Planner Seitz reported on the following:

- Smart Tower Energy presentation July 25th Senior Center-Regarding feasibility study of landfill
- Nushagak Cooperative mailer regarding address verification has resulted in increased calls to planning department

VI. PUBLIC HEARINGS.

- Agenda amended-public hearings scheduled on Bear View Subdivision and Harbor Lease Lots, no public present

VII. OLD BUSINESS

A. Comprehensive Plan Work Plan Prioritization

- Database not developed yet
 - i. Land Use Housing Transportation
 - ii. Economic Development
 - iii. Wellness- Mental Health Trust Authority and Alcohol will be meeting on Friday July 20th, a representative from Dillingham will be attending
 - iv. Waterfront

B. Land Use permit report-No new action, Paul Liedberg requested recommendations from Jody Seitz

C. Plastic Bags- No action taken, Izetta would like this to remain on agenda

D. Minimum Acreage Ordinance- No action taken, will be taken up at further meeting regarding substandard parcels, Jody Seitz recommended consulting attorney. City is trying to set standards for providing water and sewer and concerned about smaller parcels.

VIII. NEW BUSINESS

- Terry has requested to consider taking up a position on the Coastal Zone Management Initiative-will be discussed in Commissioner Comments

A. Resolution 2012-09 Approve Bear View Subdivision Final Plat

MOTION: Terry Hoefflerle moved and Rachel Muir seconded the motion to adopt the resolution

- Separates out parcels for legal descriptions
- Concerns about variance

Question called by Terry Hoefflerle

VOTE: The resolution passed unanimously

B. Resolution 2012-10 Reconsider Harbor Lease Lots Subdivision Final Plat

MOTION: Terry Hoefflerle moved and Rachel Muir seconded the motion to adopt the resolution

- Four lease lots originally planned, three proposals received requesting more space
- The final plat is not recorded resolution eliminates one lot and reconfigures other lots

Question called by Andy Anderson

GENERAL CONSENT: The resolution passed unanimously

C. Resolution 2012-11 Reconfigure Harbor Lease Lots Subdivision Final Plat

MOTION: Terry Hoefflerle moved and Rachel Muir seconded the motion to adopt the resolution

- Major issue: State easement passes through bathhouse
- Discussion regarding adding sidewalk and park easements

Question called by Terry Hoefflerle

VOTE: The resolution passed with Andy Anderson, Terry Hoefflerle, and Paul Liedberg voting in favor and Rachel Muir voting against the motion.

VII. COMMISSION COMMENTS

Terry Hoefflerle: Will draft language for resolution in support of the Coastal Zone Management Initiative on the August ballot. Energy Assessments will be done again, contact Rosie Ricketts for more information.

Andy Anderson: no comment

Rachel Muir: Has there been more consideration from DOT for safety for the road reconstruction from Squaw Creek to Kananak. Jody Seitz: comments are due tomorrow to DOT regarding plan.

Paul Liedberg: Concerned about back side of guard rails facing bike path

VIII. ADJOURNMENT

Chair Liedberg adjourned the meeting at 7:08 p.m.


Paul Liedberg, Chair 9/4/2012
Date

ATTEST:

 9/4/12
Lilly Capell, Planning Commission Clerk