

Comprehensive Plan Advisory Board (CPAB)
Notes from July 15, 2009 Meeting

Present

Members: Jennifer Peterson, Bob Henszey, Sharron Hunter

FNSB Staff: Bernardo Hernandez

Visitors: William Rice, citizen

Members Absent: Matt Reckard, , Merle Jantz, Deb Horner, Joseph Blanchard II

Introduction / Opening Comments

None

1. Introduction

- Mr. Hernandez had everyone introduce themselves.

2. Citizen Comments

- None

3. Land Suitability Analysis Planning Project Update

- **Mr. Hernandez** stated that we had a productive meeting with the Consultants on June 30th. We went through the list of things that the Consultants needed to accomplish.
- **Mr. Henszey** added that the Consultants showed some preliminary data that was still pretty rough.
- **Mr. Hernandez** announced that the Consultants are coming back at the end of August – beginning of September.

4. GU Zoning Permit Update

- **Mr. Hernandez** said that we went to the Planning Commission and they recommended this ordinance. The ordinance went to the Mayor's office and they had some problems with it. The problems were with the section on "Clearing" and "Grading". The Borough Attorney wanted some definitions of clearing and grading so people know what this includes. The Public Works Department said that in clearing – you actually have to disturb the mat for the storm water run-off. So we didn't really have any real reasons to have clearing in the ordinance. On grading we got into the problems of run-off and who would review this permit on grading and sign off on it. So the clearing and grading were deleted from the ordinance. The Mayor said that he is not going to the Borough Assembly with the zoning permit until Title 15 is ready. The Mayor would like to introduce both packages at the same time.

5. Determination of Next CPAB Agenda Items to Review

- Discussed how Vision Fairbanks is coming along.
- High Density – how our zone is not set up for density so trying to make a zone more dense than Multi-family.
- North Pole Plan is coming on the July 20th.
- Plan for the residential areas around town.
- Trails that you would like to include in the Trails Plan – Talk with property owners on where that trail is located. Ask property owner permission if we can put a trail in there – if they agree, get their signatures and we will have a public hearing on it. It will go to the Planning Commission and then on to the Assembly.
- Cluster Development
- Smart Growth Codes that relate to High Density Development for the downtown area.
- Tax Increment Financing Tiff
- Decreasing Crime and other activities in an area.
- How do we want to see the rest of Fairbanks (Planning): Airport Way, University West, urban area expand into Farmers Loop, water and sewer system expand, have more public transportation, more bus stops, etc.
- Develop land uses that are close to public transportation and public transportation system is expanded.
- Affordable housing
- Overall Concepts of where we want to be – thinking ahead for the future of our Community.
- No enforcement on Ordinances

6. Citizen Comments

- William Rice commented on floodplain – he updated the notification process and record keeping for floodplain where he lived. He made maps available to the public.
- Mr. Rice commented on Safety – he used design guidelines and standards to improve safety and security of the different areas. Required in the ordinance that new houses had front porches so people would look around and be more involved in their area. The community has two committees called Municipal Advisory Council and Project Area Committees that meet once a month on planning issues.

7. Next Meeting Agenda Item

1. Introduction
2. Citizen Comments
3. Land Suitability Analysis Planning Project Update
4. GU Zoning Permit Update
5. GU Lot Size Update
6. High Density Residential Development
7. Decreasing Crime in the Community
8. Long Range Planning Concepts
9. Determination of Next CPAB Agenda Items to Review
10. Citizen Comments
11. Next Meeting Agenda Item
12. Adjournment

8. Adjournment

Adjourned at 5:00 pm

Next Meeting

August 12, 2009