

FAIRBANKS NORTH STAR BOROUGH PLANNING COMMISSION
ASSEMBLY CHAMBERS, BOROUGH ADMINISTRATIVE OFFICES

AGENDA

January 13, 2004

- A. ROLL CALL
- B. MESSAGES
 - 1. Chairperson's Comments
 - 2. Communications to the Planning Commission
 - 3. Citizen's Comments – limited to three (3) minutes
 - a) Agenda items not scheduled for public hearing
 - b) Items other than those appearing on the agenda
- C. *MINUTES
- D. APPROVAL OF AGENDA AND CONSENT AGENDA

Approval of Consent Agenda passes all routine items indicated by asterisk (*) on agenda. Consent Agenda items are not considered separately unless any Planning Commission member or citizen so requests. In the event of such request, the item is returned to the general agenda.

- E. PUBLIC HEARING

V013-2004 A request by Nieta Rosauer for setback variances of 10' and 5' to the front setback requirement of 20 feet; and side setback variances of 5' and 5' to the 10' side setback requirement; and a rear yard setback variance of 5' to the 10' rear yard setback requirement; and a duplex conversion variance to allow a duplex and allow an additional existing single family residence on 5,275 sq. ft. in the Multiple Family Residential zone on Lot 15A, Block 89, Fairbanks Townsite. **(located south of Sixth Avenue at Hall Street)**

V014-2004 A request by Duncan Jakes for two (2) lot size variances of 10,294 sf. and 38,674 sf. to the Rural Estate-2 minimum lot size requirement of 80,000 sf. in order to replat Lot 01, Block 02 Sexburg Subdivision into two (2) lots of 69,706 sf. and 41,326 sf. each. **(located at the NW corner of Chena Ridge Road and Guinevere Place intersection)**

CU011-2004 A request by Mathew Nardini on behalf of Alaska Communications System Wireless to amend CU011-93 in order to relocate existing communications equipment in the Outdoor Recreation zone in the SE 1/4 of TL-3604, T. 1 N., R. 1 W., Section 36, Fairbanks Meridian. **(located at the Initial Point within the Birch Hill Ski Area.)**

CU012-2004 A request by Global Finance and Investment Co. to amend CU008-99 in order to construct a free standing sign greater than 20 feet in height at an existing mini storage facility in the Light Commercial zone located on Tract D2B, Walden Estates. **(located north of the Johansen Expressway, south of Noyes Slough and east of Wembley Avenue)**

RZ016-2004 A request by Melodee Weber to rezone 52,272 sf. on Tax Lot 2910 T. 1 N., R. 1 E., from Rural and Agricultural 5 to General Commercial or other appropriate zone. **(located south of Chena Hot Springs Road between Bias Drive and Acre Street)**

- F. UNFINISHED BUSINESS
- G. NEW BUSINESS
- H. COMMISSIONER'S COMMENTS
- I. ADJOURNMENT