

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

AGENDA

7:00 p.m.
February 6, 2007

- 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

RZ2007-009 A request by Lighthouse Therapeutic Massage, LLC to rezone Lots 18 and 19, Block 12 Beaver Subdivision from Multiple Family Residential/Professional Office to General Commercial with Special Limitations or other appropriate zone. **(located at the northwest corner of the Fifth Avenue and Beaver Boulevard Intersection)**

RZ2007-013 A request by Ron Estrada to rezone Lot 02 and portions of Lot 01 and 03, Block 03, Chena River Addition from Two Family Residential to Central Business District or other appropriate zone. Also known as Lot 2A, 2B and 3A Block 3 Track B USS 3442 Chena River Addition. **(located on the south east corner of 1st Avenue and Clay Street)**

RZ2007-017 A request by Kirk Sweetsir to rezone Lot 6, Block 5, Edanella Heights Subdivision-1st Addition from Rural Estate-2 to Rural Residential or other appropriate zone. **(located north of the intersection of Roden Lane and Edby Road, north of Chena Pump Road)**

OC 2007-007 An ordinance adding a new section to Chapter 18.48 to provide for a voluntary Junkyard Free Overlay Designation and amending 1.04.050 to add violations of the Junkyard Free Overlay Designation to the fine schedule.

OC 2007-008 An ordinance amending Title 18 to require conditional use permits for large scale commercial development and adding section 18.50.200 setting standards for large scale commercial development.

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