

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

**AGENDA**

**The Planning Commission will hold a work session starting at 6:00pm regarding  
Title 18 parking standards in the Borough Assembly Chamber.**

**7:00 p.m.  
August 14, 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

**V2007-013** A request by Carrie Ivie and Jomo Stewart for a lot size variance of 1,510 square feet to the 10,000 square foot lot size requirement in the Multiple Family Residential zone in order to accommodate two existing single-family dwellings on Lot 2, Block 55 of Bjerremark Subdivision. (located on 23<sup>rd</sup> Avenue between Barnette Street and Gillam Way)

**V2008-002** A request by James and Mary Fitts for a setback variance of 12.5 feet to the required Rural Residential side yard setback requirement of 25 feet in order to enlarge and expand an attached garage to within 12.5 feet of the east lot line of Lot 09 Cody Acres Subdivision. (located south of Aune Court, west of Nelson Road)

**CU2008-003** A request by Chris Miller and Angela Schmidt for conditional use approval of a guest house on TL 3024, T 1N, R 1W, section 30 in the Rural Residential zone. (located north of Farmer's Loop Road and the end of Short Drive)

**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. (located on the southeast corner of 1<sup>st</sup> Avenue and Clay Street)

**RZ2008-004** A request by Jobar, LLC to rezone Lots 02,03, 04, and 08, Block 137 Weeks Field Subdivision from Multiple Family Professional Office to General Commercial or other appropriate zone. (located north of Airport Way, south of Kellum Street and east of Lathrop Avenue)

F. UNFINISHED BUSINESS

**AP 005-07 (SD 059-07 / RP 078-07) Polar Star Subd – Findings of Fact**

G. NEW BUSINESS

[OC2007-009](#) An ordinance amending the use regulations for the outdoor recreational zoning district to allow public recreation buildings, community centers and certain educational functions as conditional uses.

[OC2008-005](#) An ordinance amending Section 18.48.110 of the Fairbanks North Star Borough Code of Ordinances pertaining to the Special Landscape Area Overlay Zone.

H. COMMISSIONER'S COMMENTS

I. ADJOURNMENT