

**KENAI PLANNING & ZONING COMMISSION
REGULAR MEETING
JULY 22, 2020 – 7:00 P.M.
KENAI CITY COUNCIL CHAMBERS
210 FIDALGO AVENUE, KENAI, ALASKA
CHAIR JEFF TWAIT, PRESIDING**

MINUTES

A. CALL TO ORDER

Commission Chair Twait called the meeting to order at 7:00 p.m.

1. Pledge of Allegiance

Commission Chair Twait led those assembled in the Pledge of the Allegiance.

2. Roll Call

Commissioners present: J. Twait, R. Springer, T. McIntyre, V. Askin

Commissioners absent: D. Fikes, G. Greenberg, J. Halstead

Staff/Council Liaison present: City Planner E. Appleby, Planning Assistant W. Anderson,
Deputy Clerk J. LaPlante, Council Liaison H. Knackstedt

A quorum was present.

3. Agenda Approval

MOTION:

Commissioner Askin **MOVED** to approve the agenda as written and Commissioner McIntyre **SECONDED** the motion. There were no objections; **SO ORDERED**.

4. Consent Agenda

MOTION:

Commissioner Askin **MOVED** to approve the consent agenda and Commissioner Springer **SECONDED** the motion. There were no objections; **SO ORDERED**.

All items listed with an asterisk () are considered to be routine and non-controversial by the Commission and will be approved by one motion. There will be no separate discussion of these items unless a Commission Member so requests, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda as part of the General Orders.

5. *Excused absences – J. Halstead

B. APPROVAL OF MINUTES

1. *July 8, 2020

The minutes were approved by the Consent Agenda.

C. SCHEDULED PUBLIC COMMENT – None.

D. UNSCHEDULED PUBLIC COMMENT – None.

E. CONSIDERATION OF PLATS

1. **Resolution PZ2020-19** - Preliminary Subdivision Plat of Oberts Pillars Subdivision Donaghe Replat, submitted by McLane Consulting, Inc., P.O. Box 468, Soldotna, AK 99669, on behalf of Thomas Donaghe, 3305 Togiak St., Unit A, Kenai, AK 99611

The City Planner reviewed the staff report provided in the packet and noted the plat reflected the removal of the property line between two lots, allowing the property owner to construct the detached garage because it would be on the same parcel as the primary residence. Approval was recommended with the following conditions:

- Further development of the property shall conform to all federal, State of Alaska, and local regulations; and
- Insert an additional label for the “10’ utility easement” to add clarity to the plat.

MOTION:

Commissioner Askin **MOVED** to recommend approval of Resolution No. PZ2020-19 with staff recommendations and Commissioner McIntyre **SECONDED** the motion.

Commissioner McIntyre declared a potential conflict of interest with his home being in this neighborhood; Chair Twait determined there was no conflict.

VOTE:

YEA: McIntyre, Springer, Askin, Twait

NAY:

MOTION PASSED UNANIMOUSLY.

F. PUBLIC HEARINGS – None.

G. UNFINISHED BUSINESS – None.

H. NEW BUSINESS – None.

I. PENDING ITEMS – None.

J. REPORTS

1. **City Council** – Council Member Knackstedt reported on the actions from the July 15

City Council meeting.

2. **Borough Planning** – No report.

3. **Administration** – City Planner Appleby reported on the following:

- She attended the Borough Plat Committee meeting on July 13, three plats within the City of Kenai went before the Committee; two were approved and the Beaver Loop Acres Addition plat would be coming back to the Planning and Zoning Commission for further review;
- The department's Mid-Month report would be included in the next Council packet;
- Dipnet is in full swing and open until July 31; and
- She is working on Draft Land Management Plan, hoping it would go before the public soon.

K. **ADDITIONAL PUBLIC COMMENT** – None.

L. **INFORMATIONAL ITEMS** – None.

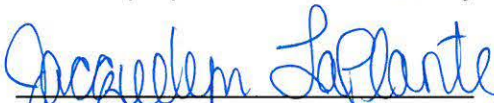
M. **NEXT MEETING ATTENDANCE NOTIFICATION** – August 12, 2020

N. **COMMISSION COMMENTS & QUESTIONS** – None.

O. **ADJOURNMENT**

There being no further business before the Commission, the meeting was adjourned at 7:25 p.m.

Minutes prepared and submitted by:



Jacquelyn LaPlante
Deputy City Clerk

