



## Meeting Minutes Planning Commission

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Tuesday, January 12, 2016

10:00 AM

Assembly Chambers

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### 1. Call To Order/Roll Call

**Present:** 6 - Chris Fry, Tom Stearns, Dave Kensinger, Otis Marsh, Richard Burke and Yancey Nilsen

### 2. Approval of the previous meetings minutes

The motion to approve the minutes from the December 8, 2015 meeting passed unanimously.

Meeting minutes from 12.08.2015 Planning Commission

Attachments: [Meeting Minutes from 12.08.2015](#)

### 3. Amendment and approval of agenda

Discussion of a letter from the DOT will be added to Staff Reports and scheduling a meeting with the Harbor Board and US Forest Service plan will be added to Discussion items.

The motion to approve the agenda as amended carried unanimously.

### 4. Public Hearing

#### A. Petersburg Borough Comprehensive Plan

Commissioner Fry asked if there were any comments from the public. There were none. Fry asked for comments from the Commission. Commissioner Marsh expressed concern on the zoning aspect. Stated that zoning is important and that the Borough promised to not zone outside of Service Area 1. Discussion. Commissioner Kensinger stated that he took exception to Commissioner Marsh's comments as he has lived outside Service Area 1 for 30 years and that the Borough did not promise to not zone, but to delay zoning until land selection had taken place and boundaries had been established. Discussion. Paul Lutomski spoke on his own behalf regarding the use of industrial zoning and the benefits of getting more property zoned as such. Lutomski asked the Commission to try to make sure there were buffers established between industrial and residential land. Discussion.

The motion to open the public meeting passed unanimously.

Comprehensive Plan Executive Summary

**Attachments:** [Comprehensive Plan Executive Summary](#)

Motion to close the public meeting passed unanimously.

**5. Visitors' views related to agenda items**

None

**6. Visitors' views unrelated to agenda items**

None

**7. Report of staff members**

Director Cabrera reported that the FAA has submitted a letter stating that they do not have enough room set aside at the end runway for safety in the event of an aircraft going off the runway. The FAA has requested the Borough donate 3.5 acres of property along Haugen Drive. Director Cabrera offered that maybe there could be a land swap due to the fact that the FAA has land they are not going to use in other areas and the area that they want to have donated would not be developable. Discussion. Commissioner Kensinger suggested that the Borough request the land across the street from the terminal be swapped for the 3.5 acres that the FAA is requesting. Discussion. Director Cabrera stated that she would report back.

**8. Unfinished Business**

**A. Consideration of an application to vacate a pedestrian easement from Paul & Mara Lutomski at 840 Mitkof Highway**

Director Cabrera gave the history of this application. Commissioner Fry asked about the easement that runs along the beach and if the Corps of Engineers would give the Borough grief if at some point a trail was proposed there. Discussion. Paul Lutomski spoke on his own behalf regarding the setbacks required by the zoning in this area in general and his lot specifically. Discussion.

Motion to approve to vacate the entire easement for Paul and Mara Lutomski passed unanimously.

Lutomski - Vacate a pedestrian access easement

**Attachments:** [1 Lutomski dox. 11.10.2015](#)

**9. New Business**

None.

**10. Discussion items**

Commission Fry stated that the Planning Commission needs to schedule a meeting with the Harbor board regarding the Comprehensive Plan. Discussion. Commissioners unanimously stated that January would be when they would be available as many of the Commissioners will be gone in February. A tentative meeting with the Harbor Board was scheduled for Tuesday, January 19, 2016 at 10:00am. Building Inspector Bertagnoli will follow up with the Harbor Board (Director Cabrera is leaving on vacation today).

USFS land management plan comments are due by February 22nd. Director Cabrera will make this an action item for the next regularly scheduled P&Z meeting in February.

**11. Adjournment**

Motion to adjourn passed unanimously.