



# Haines Borough Planning Commission Regular Meeting Agenda

## COMMISSIONERS:

ROB GOLDBERG, CHAIR  
DANIEL GONCE, VICE-CHAIR  
ROBERT VENABLES  
HEATHER LENDE  
ANDY HEDDEN  
DON TURNER III  
LEE HEINMILLER

Thursday, April 17, 2014 - 6:30 p.m.

Assembly Chambers, 213 Haines Hwy.

1. CALL TO ORDER / PLEDGE TO THE FLAG
2. ROLL CALL
3. APPROVAL OF AGENDA
4. APPROVAL OF MINUTES: (March 13, 2014 draft minutes will be ready for review at the next regular meeting.)
5. PUBLIC COMMENTS [Items not scheduled for public hearing]
6. CHAIRMAN'S REPORT
7. STAFF REPORT
- A. Planning & Zoning Report
8. PUBLIC HEARINGS:
  - A. Tara Bicknell – Appeal to the Planning Commission – Action Item: Property owner Bicknell submitted a land use permit application to construct a cabin on a vacant lot in a rural residential zone of townsite service area. The Borough determined the proposed use does not meet land use general criteria. Bicknell submitted her written appeal to the Planning Commission. **Possible Motion:** The Planning Commission confirms the Borough's decision.
  - B. Yngve Olsson – Appeal to the Planning Commission – Action Item: Property Owner Olsson filed an appeal to the Planning Commission as a result of a decision made by the Borough regarding the placement of concrete slabs on his property. **Possible Motion:** The Planning Commission confirms the Borough's decision.
  - C. Roger Schnabel – Resource Extraction & Material Storage Conditional Use Permit – Action Item: Property owner Schnabel requested the Planning Commission approve the renewal of his gravel extraction conditional use permit, and allow the storage of aggregate and related material of concrete and asphalt and inert material for berm and buffer development. **Possible Motion:** Approve Schnabel's conditional use permit renewal.
  - D. Joanne Waterman – Port Chilkoot Fire Hall Height Variance – Action Item: Property owner Waterman applied for a height variance to allow the construction of an additional 40' to the existing tower. **Possible Motion:** Approve Waterman's variance proposal.
9. UNFINISHED BUSINESS: None
10. NEW BUSINESS:
  - A. Historic District/Building Review: None
  - B. Haines Borough Code Amendments: None
  - C. Project Updates: None
  - D. Other New Business:
    1. Possible Rezoning of Sawmill Road Area – Discussion Item: This item is scheduled as a follow-up item of December 12, 2013 Agenda.
    2. Plan for Borough Land Sales – Discussion Item: This item is scheduled as a follow-up item of February 13, 2014 Agenda.
    3. Picture Point Wayside Project – Discussion Item: The project plan is ready for the Planning Commission to review.
    4. Haines Memorial Winter Recreational Area – Discussion Item: Jim Stanford proposed to establish a winter recreation area at 25 Mile. He is seeking support from the Planning Commission to recommend his proposal to the Assembly.
    5. Jones Point Green Space – Discussion Item: This item is up for discussion at the request of Brad Ryan, Executive Director of Southeast Alaska Watershed Coalition.
    6. Mt. Riley Recreational Area – Discussion Item: The Parks and Recreation Advisory Committee, the Haines Ski Club, and numerous families are supportive of creating a ski/sled hill on Mt. Riley Road to provide a safe area for Haines youth/families to recreate in the winter. They are seeking support from the Planning Commission to recommend the proposal to the Assembly.
11. COMMISSION COMMENTS
12. CORRESPONDENCES
13. SCHEDULE MEETING DATE
  - A. Regular Meeting – Thursday, May 8, 2014 6:30 p.m.
14. ADJOURNMENT