



**Haines Borough
Planning Commission Meeting
November 12, 2015
MINUTES**

Approved

1. **CALL TO ORDER/PLEDGE TO THE FLAG** – Chairman **Goldberg** called the meeting to order at 6:34 p.m. in Assembly Chambers and led the pledge to the flag.
2. **ROLL CALL** – **Present:** Chairman Rob **Goldberg**, Commissioners Lee **Heinmiller**, Brenda **Josephson**, Heather **Lende**, Don **Turner III**, and Robert **Venables**. **Absent:** Rob **Miller**.

Staff Present: Jan **Hill**/Mayor and David **Sosa**/Manager.

Also Present: Diana **Lapham** and Margaret **Friedenauer** (Assembly members), Michael **Wilson** & Sean **Brownell** (called in), Scott **Sundberg**, Sean **Gaffney**, Thom **Ely**, Joe **Ordonez**, Nicholas **Kokotovich, Jr.**, Sean **Asquith**, Dana **Hallett**, John **Floreske**, Shawna **Kinnison**, Christopher **Brooks**, Josh **Grimm** and others.

3. **APPROVAL OF AGENDA**

Goldberg suggested moving Item 8C before Item 8A, Public Hearings. The other commissioners agreed.

Motion: **Venables** moved to “approve the agenda as amended.” **Turner** seconded it. The motion carried unanimously.

4. **APPROVAL OF MINUTES** – October 15, 2015 Regular Meeting Minutes

Motion: **Heinmiller** moved to “approve the October 15, 2015 minutes.” **Turner** seconded it. The motion carried unanimously.

5. **PUBLIC COMMENTS**

6. **CHAIRMAN’S REPORT**

7. **STAFF REPORTS**

A. Planning & Zoning Staff Report

Xi **Cui** is on military leave until April 25, 2016. Kathryn **Friedle** will be assisting as Planning & Zoning technician until a temporary replacement has been hired.

8. **PUBLIC HEARINGS**

C. Noise Study – Action Item

Goldberg opened the hearing at 6:45 p.m. and closed the hearing at 7:45 p.m.

Motion: **Venables** moved to “approve the Borough should regulate the use of commercial recreational helicopters in areas of the Haines Borough for the purpose of mitigating noise”. **Lende** seconded it. The motion failed unanimously. Commissioners questioned how such a noise ordinance would be enforced.

A. Michael Wilson – Heliport Conditional Use Proposal

Goldberg opened the hearing at 7:48 p.m., and closed the hearing at 8:50 p.m.

During the discussion, it was stated that ownership of the land to the west and east of Wilson's property are Native allotments. Nick Kokotovich stated that his relatives had not been notified by the Borough. Mike Case stated that his relatives had not been notified.

Motion: **Lende** moved to "postpone the decision on Wilson's proposal until the adjacent property owners are identified and notified". **Heinmiller** seconded it. The motion carried unanimously.

B. Big Salmon Ventures LLC – Heliport Conditional use Proposal – Action Item

Goldberg opened the hearing at 8:51 p.m., and closed the hearing at 10:00 p.m.

Motion: **Venables** moved to "approve **Sundberg** heliport conditional use proposal with conditions put forth by Borough Manager". **Turner** seconded it. The motion failed 2-4. **Turner** and **Josephson** were in favor of the motion. **Venables**, **Heinmiller**, **Lende** and **Goldberg** were opposed.

Motion: **Venables** moved to "request Chairman **Goldberg** to contact the University of Alaska as a follow-up to their Nov. 11, 2015 letter". **Lende** seconded it. The motion carried 6-0.

Motion: **Venables** moved to "request Assembly to set aside funds and task staff to identify possible sites for a heliport between 25 mile and at 35 mile". **Lende** seconded it. Discussion: To address concerns about a proliferation of private heliports, the Assembly is requested to provide direction as to whether there is a commitment to developing a publicly-owned heliport somewhere between 25-35 mile. This should be evidenced by motion and the dedication of staff time and a significant fiscal note as this will be an expensive endeavor. Costs will eventually be recouped through use fees. In the absence of a strong commitment by the Assembly, the Planning Commission would then (by default) be tasked and obligated to work with private property owners to develop their own heliports. The motion carried 6-0.

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. Energy Efficiency as a CIP Consideration in the Borough's 6 Year Budget – Discussion Item**
- 2. Planning Commission Seat D Re-appointment – Action Item**

Motion: **Turner** moved to "recommend for the Mayor to re-appoint Commission Lee **Heinmiller** to serve Seat D for a three-year term ending November 2018". **Goldberg** seconded it. The motion carried 6-0.

11. COMMISSION COMMENTS- None

12. CORRESPONDENCE - None

13. **SET MEETING DATES**

A. Regular Meeting—Thursday, December 10, 2015.

14. **ADJOURNMENT**– 10:30 p.m.