

Planning & Zoning Commission Meeting

Thursday, January 25, 2018

Meeting Minutes

Commissioners present: Chair Greenwald, Commissioners: Courtney, Meserve, Miller and Morrison.
Quorum present.

Commissioners absent: Vice-Chair Kveum, Commissioner McConnell

Others present: Jackie Dick; Craig Stan Savland; Stoltzfus; Todd Thingvall; Larry Woitte;
Jennifer LeMay, LeMay Engineering & Consulting

City officials present: Dennis H. Gray Jr. City Administrator; Doania Harrison, Asst. City Planner.

I. Call to order:

1. Chair Greenwald called meeting to order at 7:01 p.m.
2. Approval of agenda/minutes: **M/S:** Meserve/Morrison to “approve meeting minutes of Dec 7, 2017”. None opposed. Motion carried.

II. Old Business:

Request to finish subdividing Bruin and Subdividing Dalton—then can use funds from possible sale of lots 1-7 of Dalton to help fund further development of Bruin Subdivision Water/Sewer services set up.

1. Dalton Creek Subdivision –Phase II Concept Review: 3 documents packet provided as an update to Commissioners.
 - a. Question: Are there certain parcels of Dalton are not surveyed yet? No.
 - b. Request to do both Eagle Drive and Dalton Creek survey done?
M/S: Morrison/Meserve to “accept preliminary proposed plat of Dalton Creek –Phase II”. None opposed. Motion carried.

2. Bruin Subdivision: Eagle Drive hasn’t had water/sewer services or platting isn’t completed as yet.

M/S: Morrison/Meserve to “finish subdividing/platting Bruin Subdivision”. None opposed. Motion carried.

3. Revisit selling the two 1-acre parcels below the Walker property (DHG Jr) across from airport between the Rock Quarry and the Fanning’s property.

M/S: Meserve/Miller to “agree to sell the two parcels”. None opposed. Motion carried.

III. New Business:

1. Hazard Mitigation Plan Review Jennifer LeMay:

- a. Commissioners received full draft of the HMP Update document. Jennifer LeMay provided a summarized PPT version of the update with key points:

- i. last updated in 2009, FEMA requires every 5 years (HMH is expired). In Nov, the Planning Team met to begin update process. There are six hazards identified that have the potential to impact Hoonah:

- | | | |
|-----------------------------|------------------|--------------|
| ✓ Climate Change | ✓ Tsunami | ✓ Flood |
| ✓ Ground Failure/Land Slide | ✓ Severe Weather | ✓ Earthquake |

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New Business (continued):

2. Purchase Request: Bruin Subdivision vacant lot: [Todd Thingvall]

- a. This is vacant lot between Craig Stoltzfus and Ron Roberts lots.

M/S: Morrison/Miller to “table this item until Bruin Subdivision platting is complete”. None opposed. Motion carried.

3. Land Lease Proposal: HNH Harbor Subdivision II-Lot 2: [Layne Parker]

- a. This will probably need to be tabled as well. City to develop processes and plans for leasing these lots. Once deeds and plans are in place, provide P&Z updated plats of property.

- b. Consideration of Public bid process will probably be fairer to those that inquire on these leases.

- c. Mayer had requested leasing this lot and was tabled. HPD had also requested and was denied. Discussion that the Youth Center has also considered moving to this lot.

M/S: Miller/Meserve to “table this item and will have on future agenda”. None opposed. Motion carried.

4. Hoonah Marine Industrial Park Plat Review:

- a. We had approved the original; in the past.

- b. The Haulout Yard support, Leased Lots 7 & 8 to AK Marine Lines.

- c. Shipwright in JNU wants to set up shop in HNH, best place for them would be Lots 3 & 4.

M/S: Morrison/Meserve to “approve this preliminary plat but request to have street name of Garteeni Highway updated to Front Street”. None opposed. Motion carried.

- d. City has Bill Miller’s house as 192 but on all other legal documentation it is identified as 172.

IV. Adjournment:

1. Additional Topic/Items for future Agendas:

- a. Fagan wants clarification on the triangle parcel of land by Skaflestad Manor belongs to the Skaflestad’s and does not belong to the City—he is incorrect. City had denied his purchase request in the past because that small parcel may be used for purposes of clearing the drainage and there is a utility pole at this property. This will be on the February agenda.

- b. Code and Chapter review (rest of Chapter 17)

- 2.** Meeting was adjourned by Chair Greenwald at 7:54 p.m.