

November 28, 2016

Borough Clerk's Office
144 N Binkley Street
Soldotna, AK 99669

To Whom It May Concern:

Subject: Objection to FAT TOPS, LLC Retail Marijuana Store License #11140
AND License #11138

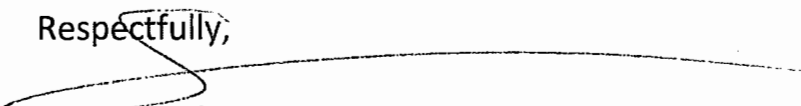
I live down the road from where this facility wants to open shop. I am opposed to this business being put on the corner of Murray Lane and Sterling Highway for a variety of reasons:

1. This would be a high traffic retail business where dangerous lines could form making it an extreme hazard in this location.
2. It is a very precarious location to get on and off of from the Sterling Highway.
3. The disruption for the neighborhood would be unnerving.
4. This is an area where school buses come to pick up and drop off school children. The facility would be located just off from where the children wait for these buses and are dropped off from these buses.
5. There is a church just a few hundred feet down the road.
6. There is U S Post Office Cluster boxes right across from the proposed site just around the corner as you turn off the Sterling Highway.
7. There is no access to this location directly from the Sterling Highway. The only access is through Murray Lane.
8. The traffic this site would generate would be such a safety issue for the children as well as those that live down the road and retrieve their mail from the cluster boxes.

There must be another location where children, church, elderly, disabled, and other affected individuals would not be put into such danger. No one wants to fear for the safety of their children or for that matter for the safety and welfare of anyone who lives in this proposed site area.

Thank you for your consideration of this objection.

Respectfully,



S. M. Mettler
(907) 242-5282

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To Whom It May Concern:

Subject: Objection to FAT TOPS, LLC Retail Marijuana Store License #11140
AND License #11138

I am opposed to this business being put on the corner of Murray Lane and Sterling Highway for a variety of reasons:

1. This would be a high traffic retail business making it a hazard in this location.
2. It is a very precarious location to get on and off of the Sterling Highway. There have been several accidents at this intersection over the years including a fatality. The hill to the East makes seeing the extent of traffic approaching from a reasonable distance impossible. This may make people take unnecessary chances to get on the highway when traffic is busy and they have been waiting an extended time to get an opening.
3. This is an area where school buses come to pick up and drop off school children. The facility would be located right where the children wait for these buses and are dropped off from these buses.
4. There is a church just a few hundred feet down the road. I drive one of the Sunday School buses for the church and do not like the idea of this business being visible to the children and the added traffic and risk to driving the bus for the reasons stated above.
5. There is U S Post Office Cluster box right across from the proposed site on the opposite side of Murray Lane.
6. There is no access to this location directly from the Sterling Highway. The only access is through Murray Lane. Likewise there is no access for us to get to the church other than Murray Lane.
7. The traffic this site would generate would be a safety issue for the children as well as those that live down the road and retrieve their mail from the cluster boxes.
8. The disruption for the neighborhood would be unnerving.

There must be another location where children, church, elderly, disabled, and other affected individuals would not be put into such danger. No one wants to fear for the safety of their children or for that matter for the safety and welfare of anyone who lives in this proposed site area.

Thank you for your consideration of this objection.

Respectfully,



Rahn Kerkvliet
(907) 252-8874

RECEIVED

NOV 16 2016

Borough Clerk's Office
Kenai Peninsula Borough

TO: Kenai Peninsula Borough

144 N. Binkley St.

Soldotna, AK 99669

Subject: Retail Marijuana Store License & Standard Marijuana Cultivation Facility
Licenses requested by FAT TOPS, LLC under license #11140 and #11138

We are protesting request from FAT TOPS LLC to establish a new retail marijuana store and a new marijuana cultivation facility at 36380 Murray Lane, Soldotna, AK, 99669. These facilities would be located in a residential neighborhood that has families and children. Many of these children meet the school bus for pick up and are returned to a location that is within a few feet these establishments. Many of them then walk to their various homes, passing very close to this business.

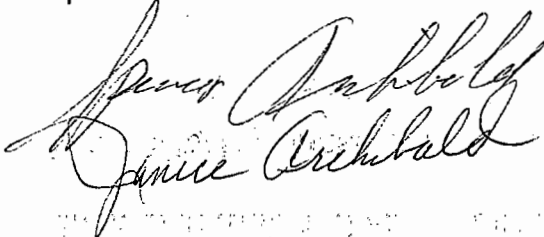
The facility is planned to be within several hundred feet of an established church; which many young people attend.

We do not want this type of business and the type of people that it would draw in our family oriented neighborhood.

We are requesting the denial of these two license requests for this location.

Sincerely

Spencer and Janice Archibald

The image shows two overlapping handwritten signatures in black ink. The top signature is for Spencer Archibald and the bottom signature is for Janice Archibald. The signatures are written in a cursive, flowing style.

From: [Donna Edmunds](#)
To: [Wall, Bruce](#)
Subject: 36380 Murray lane
Date: Monday, March 27, 2017 6:28:53 PM

Hello-

My name is Donna Edmunds and I live down Murray lane. I am writing to you to oppose the permit applied for FAT TOPS LLC for cultivating and also a permit for a retail store. I feel that I do not want a retail store or cultivation store anywhere near our neighborhood. I have children who get on and off the bus at the end of our street and also we have very low crime rate here. I believe a store and cultivation would not only decrease my property value but would damage our neighborhood by bringing drug addicts and other unwanted traffic to our area. I do not want my children being exposed to something like that right at the end of our street or anywhere else in our neighborhood. I hope that you sincerely take his letter to heart and consider if it were your home and children would you want something like this at the end of your road? Please deny their permit based on opposition from everyone in our neighborhood. I would love to continue to raise my children in this area and would seriously reconsider doing that if something like this moved Into our neighborhood. Thank you for your consideration and please let me know of any further development like this in our area.

Sincerely Donna Edmunds

From: [Sherry Larson](#)
To: [Wall, Bruce](#)
Subject: FAT TOPS, LLC
Date: Monday, March 27, 2017 5:38:07 PM

Dear Bruce Wall,

We are contacting you in regards to
FAT TOP, LLC BUSINESS LOCATED AT 36380 MURRAY LANE,
Soldotna, AK. 99669

The former ZIMCO CONSTRUCTION BLDG. We are COMPLETELY OPPOSED to this business. We voted against the Marijuana Bill and we certainly do not want it in close proximity to our CHURCH, AAJC and our SUNDAY SCHOOL, on Murray Lane and Dudley Street, Soldotna, Alaska 99669 and in our neighborhood. PLEASE TAKE OUR REQUEST INTO CONSIDERATION.

Thank You Very Much,

Ronald K. & Sherry Larson
39395 Hallelujah Drive
Soldotna, Alaska. 99669
Phone # 907-260-6681

Sent from my iPhone

From: [Tracey Ratliff](#)
To: [Wall, Bruce](#)
Subject: Fat Tops, LLC application for Marijuana Cultivation License
Date: Monday, March 27, 2017 6:03:58 PM

Dear Mr. Wall and Borough Planning Commission,

My name is Tracey Ratliff, I live at 36387 Penny Lane which is the adjacent property to 36380 Murray Lane (the former Zimco Construction Building). I am writing this letter on behalf of myself and my husband Terry Ratliff, we have lived in this location for almost 30 years and have enjoyed the quiet, family oriented neighborhood it has always been. In that 30 years we have seen numerous changes to the area but this is by far the most disturbing one. My husband and I would like to go on record in protest to the issuance of a license for marijuana cultivation by Fat Tops, LLC.

I am unable at this time to attach pictures of the former Zimco building but feel that the new owners covering all of the windows and doors (both man doors and overhead garage doors) with plywood is an eyesore. I have had people that have come to my home ask me if the building was condemned, I myself wondered what the reason for this was.

I fear if this licensing is allowed to happen it will definitely have a negative effect on the value of our property.

If the unfortunate outcome of this is the issuance of a cultivation license I would strongly ask that caveats be placed regarding the ventilation and waste water disposal of the facility. I certainly am not an expert nor do I know if there are any regulations regarding this within the new laws pertaining to marijuana cultivation. I have done some research however and understand that there have been issues in other states with contamination of surface and ground water effecting not only humans but wildlife and issues with ventilation of noxious odors.

I would ask that the Borough Planning Commission take all this into consideration when determining the outcome of this application.

Regards,

Tracey Ratliff
Food Service Manager
Alaska Christian College
35109 Royal Place
Soldotna, Alaska 99669
907-252-3296

From: [Tim](#)
To: [Wall, Bruce](#)
Subject: Fats Top, LLC Permit c for ommercial marijuana grow operation
Date: Monday, March 27, 2017 10:39:34 PM

Bruce Wall

Kenai Peninsula Planning Commission

I'm sorry this is emailed late today, 27 Mar 17 but I just received information this was to be in today! Fats Top, LLC, at 36380 Murray Ln, Soldotna is applying for a permit for a commercial marijuana grow operation.

A few facts about the area where Fats Top, LLC wants to operate:

1. School bus stop is located at Sterling Hwy and Murray Ln, zero feet from

Fats Top, LLC
2. House of Worship less than 650 as the crow fly's
3. Sunday School less than 700ft
4. Assisted Living Home less then 1250ft
5. The drive way to Fats Top, LLC is 2 car lengths away from the Sterling Hwy.

Taxis run back and forth from the Assisted living home 7 day a week and when CES makes runs there also.

Church times there are many cars going back a forth and then take all the people who live on Murray Ln. and the many more on the side roads.

Turning off or onto the highway will be dangerous. The children waiting for or getting off the school bus will be in danger!

We have lived on Murray Ln over 35 years. I have seen accidents happen on the highway and Murray Ln.

The traffic alone in the summer time will make Murray lane very dangerous.

For Safety alone Fats Top, LLC should not receive a permit

Sincerely,

--

Timothy A Reed

Phone: (907) 252-0432

Fax: (907) 262-3295

Tuesday, April 4, 2017

Kenai Peninsula Borough Mayor Mike Navarre and Assembly members Gary Knopp, Brent Johnson, Wayne Ogle, Stan Welles, Willy Dunne, Blaine Gilman, Brandii Holmdahl, Kelly Cooper, and Dale Bagley

Fat Tops, LLC, located 36380 Murray Ln, Soldotna is applying for a permit for a commercial marijuana grow operation.

A few facts about the area where Fat Tops, LLC wants to operate:

1. School bus stop is located at Sterling Hwy and Murray Ln, zero feet from Fat Tops, LLC and the next school bus stop is Penny Ln, 615 feet from Murray Ln or 350 feet from Fat Tops.
2. House of Worship less than 650 as the crow flies *
3. Sunday School less than 700ft
4. Assisted Living Home less than 1250ft
5. The drive way to Fat Tops, LLC is 2 car lengths away from the Sterling Hwy.

Taxis run back and forth from the Assisted living home 7 day a week and when CES makes runs there also.

Church times, there are many cars going back a forth then all the people who live on Murray Ln. and the many more on the side roads.

Turning off or onto the highway will be dangerous. The children waiting for or getting off the school bus will be in danger!

We have lived on Murray Ln over 35 years. I have seen accidents happen on the Sterling highway and Murray Ln.

The traffic alone in the summer time will make Murray lane very dangerous.

There is a reason the Sterling highway is a "Safety Zone"

For Safety Alone Fat Tops, LLC should not receive a permit

Water Use

Where is Fat Tops getting water from, a well? The large amount of well water can/will affect all the home owners in the area.

Where is the contaminated water going, into the ground? When and who will be testing the contaminated water going into the ground? Will testing be done for the ground water now and at least yearly?

Some of the problems growing marijuana in a residential area. **

Growing marijuana inside impacts the health of the surrounding residents.

Common health concerns related to growing marijuana inside a dwelling include the:

growth and release of molds and fungi release of toxins, commercial or industrial chemicals, and fumes

absorption of insecticides, fungicides, solvents and other chemicals used in operations into carpeting, wood, insulation, subfloors and concrete basement floors

general decline in air quality, and contamination of the ground or water supply.

I am not against Fat Tops for what they are wanting to do but this is the wrong location for this type of large operation.

Federal Law

I would think this Assembly may want to put a hold on any marijuana operation's on the peninsula until we know more about what is going on with Federal Enforcement of the marijuana law's. There are many articles found about all sorts of loopholes that can give the DEA an excuse to come down on a grower. For instance, you are not legally allowed to grow or distribute anywhere within 1,000 feet of a school, or more specifically, anywhere where children may gather regularly. That could technically mean a church, a local park, a zoo, a movie theater or even neighbors' houses, if they have children. Now many places as a "Drug Free School Zone" includes the school bus and the school bus stop

Summery:

According to Mother Jones, roughly one-third of America's marijuana supply is cultivated indoors and the energy needed to power these indoor grow ops is enough to power around 1.7 million homes. As energy is used, greenhouse gases like carbon dioxide and methane are produced at a rate of two pounds of CO2 per joint.

We are putting are children at risk of waiting for the school bus in the morning or when dropped off having to walk past this location. A school bus pulls away after dropping the children off as soon as they are on the side road putting the children in great danger of car's turning off the highway onto Murray Lane, looking to their left to turn in to Fat Tops driveway and not seeing them walking on Murray Ln. Murray Lane has no shoulders to walk on so they walk on the road. The people who live in this area know that.

I do not know how there could be any reason that the Kenai Peninsula Borough would give a permit to Fat Tops, LLC for this location. All the dangers and hazards for children and residents in this area along with a church building and a Sunday school building being less than 1000ft away.

Sincerely,

A handwritten signature in cursive script, appearing to read "Amelia R. [unclear]".

- * Federal uses direct line or as the crow flies
- ** Alberta, Canada Justice and Solicitor General

From: [Spencer & Janice](#)
To: [Wall, Bruce](#)
Subject: FAT TOPS LLC LICENSE APPLICATION
Date: Tuesday, April 04, 2017 6:40:12 AM

I do not live within the 300 ft radius of the subject property (parcel number 063-104-06), however

I would like to issue my opposition to approving this license. The property is within 300 feet of a school bus drop for children who would have to walk right by the facility daily on their way to and from their homes. Traffic in and out of this facility could be dangerous for them.

Spencer Archibald
36136 Dayspring Street