

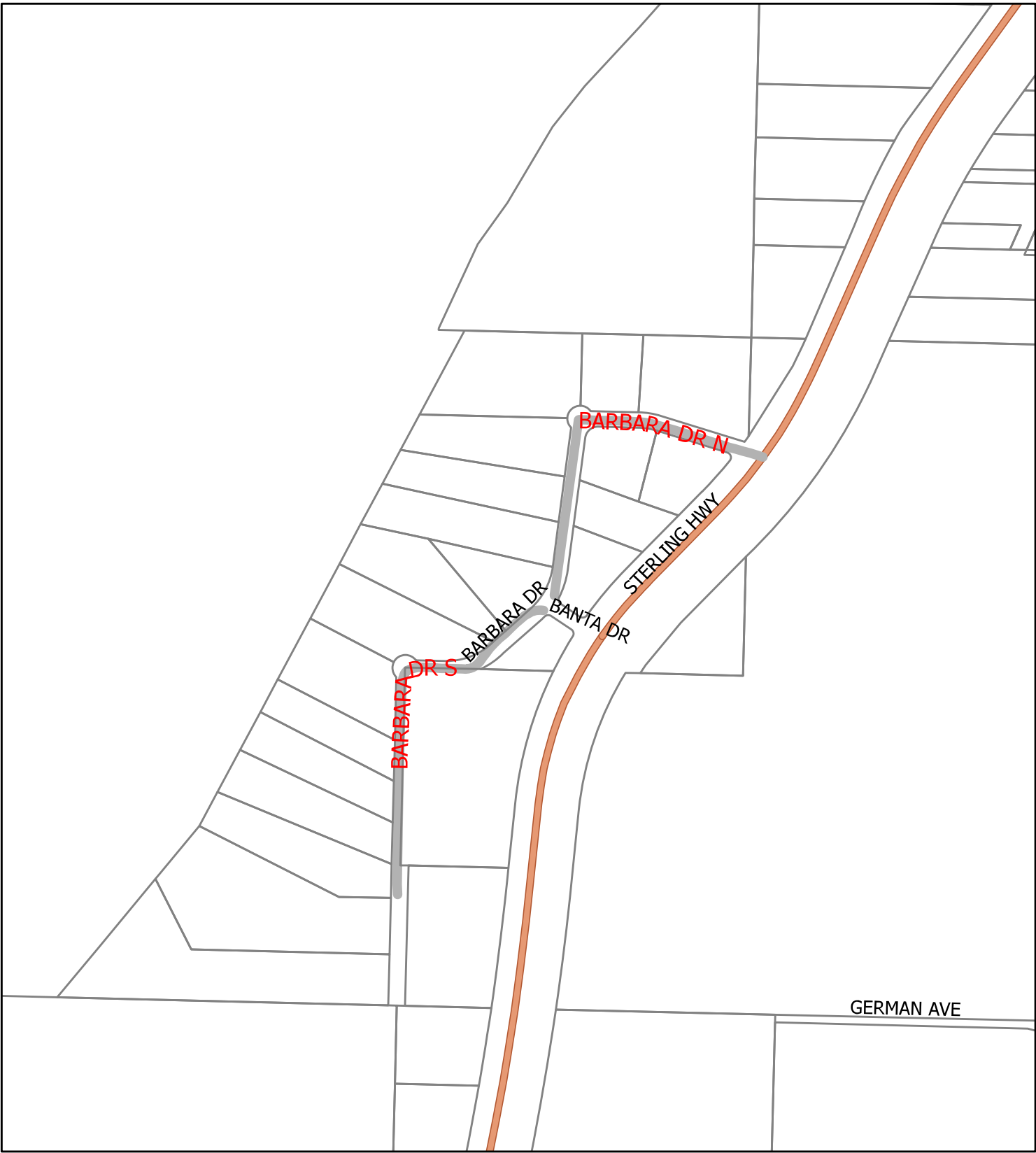
## **E. NEW BUSINESS**

### **5. Street Naming Resolution 2024-01**

**Location: Barbara Drive, Ninilchik Community**

**ESN 451**

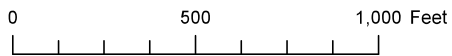
**Proposed Name: Barbara Drive N. & Barbara Drive S.  
Ninilchik Area**



# Kenai Peninsula Borough



Planning Department



SN Resolution 2024-01

T01S-R14W-Section 26 and 27



The information depicted hereon is for a graphical representation only of best available sources. The Kenai Peninsula Borough assumes no responsibility for any errors on this map.

**AGENDA ITEM E      NEW BUSINESS**

1. Renaming Barbara Dr, a jump street in Section 26 and 27, T01S, R14W; Seward Meridian, Kenai Peninsula Borough, AK; in the Ninilchik Community; ESN 451

**STAFF REPORT**

PC MEETING: January 22, 2024

Applicant: Kenai Peninsula Borough

Existing right-of-way names: Barbara Dr

Name proposed by petitioner: N Barbara Dr, S Barbara Dr

Reason for Change: Jump Street. (Dedicated rights-of-way that are not constructed all the way through creating two separate access points that do not connect)

Background: Right of way was originally dedicated on HM 73-1119 as a cul-de-sac. Upon further subdivision in the area, the cul-de-sac was opened and additional ROW was dedicated south HM 78-21. Each segment of ROW had its own street name until Barbara Dr, as one contiguous ROW, was adopted by resolution SN 95-01. Meeting minutes included with packet.

Name	<b>Barbara Dr</b>
ESN	451
Community	Ninilchik
YR Named	1995
Constructed	Yes/ Partial
Total Lots	23
Residential	23
Commercial	n/a
E911 Address	17
Mailing	29

Review and Comments:

Notice was sent by mail to the owners of the twenty-nine parcels fronting the Barbara Dr, as listed on the KPB tax roll.

No comments from property owners were received by the writing of this staff report.

The road name request has been emailed to the Kenai Peninsula Borough Road Maintenance, and Western Emergency Services for review. The KPB Roads Department had no objection, or further comments.

Staff Discussion:

Staff was notified by a resident in subdivision that street is not a through street. Lot owners on the southern portion have issues with delivery services turning on to northern portion and not being able to easily turn around.

Barbara Dr to the north is developed from the Sterling Hwy, and currently ends at two driveways. The southern portion is accessed by Banta Dr. Since Banta Dr intersects Barbara Dr, it will be the line between north and south.

**STAFF RECOMMENDATION:** Rename BARBARA DR to BARBARA DR N AND BARBARA DR S by the adoption of Resolution SN 2024-01.

KENAI PENINSULA BOROUGH  
PLANNING COMMISSION RESOLUTION

**RESOLUTION SN 2024-01**

NAMING A CERTAIN RIGHT-OF-WAY WITHIN SECTION 26 AND 27, T01S, R14W; SEWARD  
MERIDIAN; WITHIN EMERGENCY SERVICE NUMBER (ESN) 451

WHEREAS, a procedure has been developed to help implement the Enhanced 9-1-1 Street Naming and Addressing project; and

WHEREAS, adding a post directional or changing the name of portions of jump streets will enable 9-1-1 Emergency Services to respond to emergencies in an efficient timely manner, thereby avoiding delays in providing necessary emergency services; and

WHEREAS, on January 22, 2024 public hearings were held by the Kenai Peninsula Borough Planning Commission to address all concerns about the proposed road naming; and

WHEREAS, Chapter 14.10 of the Kenai Peninsula Borough Code of Ordinances authorizes the Planning Commission to accomplish street name changes by Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION OF THE KENAI PENINSULA BOROUGH:

Section 1. That the streets listed below are named as follows:

DESCRIPTION	FROM	TO	BASE MAP
a. BARBARA DR as shown on Banta Subdivision HM 79-1119, also shown on Banta Sub. Addn No 1 & Resub Lot 4 Blk 1, HM 78-21, Section 26 and 27, T01S, R14W, Seward Meridian, Kenai Peninsula Borough, AK; in the Ninilchik Community; ESN 451	BARBARA DR	BARBARA DR N BARBARA DR S	NL23

Section 2. That according to Kenai Peninsula Borough Code of Ordinance 14.10.030, the official street name map, 1:500 scale series base map NL23, is hereby amended to reflect these changes.

Section 3. That the map showing the location of the renamed rights-of-way be attached to, and made a permanent part of this resolution.

Section 4. That this Resolution takes effect immediately upon adoption

ADOPTED BY THE PLANNING COMMISSION OF THE KENAI PENINSULA BOROUGH THIS 22<sup>th</sup> DAY OF JANUARY 2024.

\_\_\_\_\_  
Jeremy L. Brantley, Chairperson  
Planning Commission  
Kenai Peninsula Borough

Signed and sworn to (or affirmed) in my presence this 22<sup>th</sup> day of January, 2024 by Jeremy L. Brantley.

\_\_\_\_\_  
Ann E. Shimberg  
Notary Public  
My Commission expires with office

**CURVE DATA**

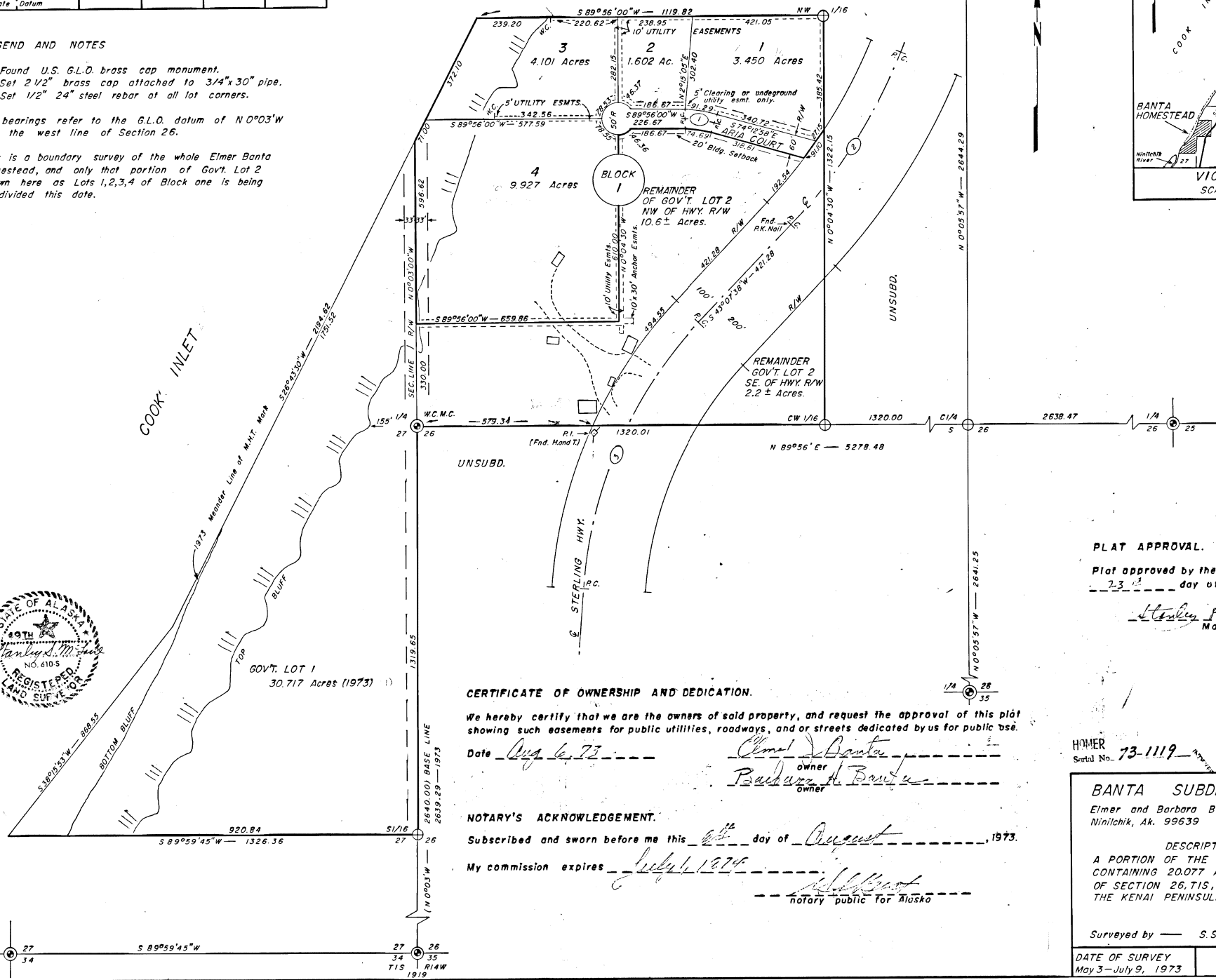
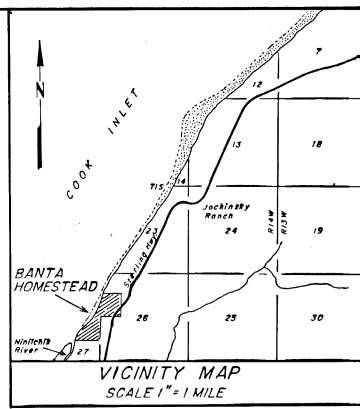
CURVE	Δ	R	T	L	Ch
1	18°51'02"	300.00	41.76	82.99	82.73
2	20°21'	1909.99	342.80	678.38	674.82
3	38°39'30"	1432.58	502.50	966.58	948.35

**LEGEND AND NOTES**

- ⊙ Found U.S. G.L.D. brass cap monument.
- ⊕ Set 2 1/2" brass cap attached to 3/4"x30" pipe.
- ⊥ Set 1/2" 24" steel rebar at all lot corners.

All bearings refer to the G.L.D. datum of N 0°03'W for the west line of Section 26.

This is a boundary survey of the whole Elmer Banta homestead, and only that portion of Gov't Lot 2 shown here as Lots 1,2,3,4 of Block one is being subdivided this date.



**CERTIFICATE OF OWNERSHIP AND DEDICATION.**

We hereby certify that we are the owners of said property, and request the approval of this plat showing such easements for public utilities, roadways, and/or streets dedicated by us for public use.

Date Aug 6, 73 Elmer Banta owner  
Barbara H. Banta owner

**NOTARY'S ACKNOWLEDGEMENT.**

Subscribed and sworn before me this 6th day of August, 1973.

My commission expires July 4, 1974  
William H. Banta  
 notary public for Alaska

**PLAT APPROVAL.**  
 Plat approved by the Commission this 23rd day of July, 1973.  
Stanley J. Thompson  
 Mayor

FILED 27  
 Homer REC. DIST.  
 DATE 8-31-1973  
 TIME 12:45 P.M.  
 Registered by Kenneth Cox Barr  
 Address Box 850 S. Adotina

**BANTA SUBDIVISION**  
 Elmer and Barbara Banta — owners  
 Niniichik, Ak. 99639

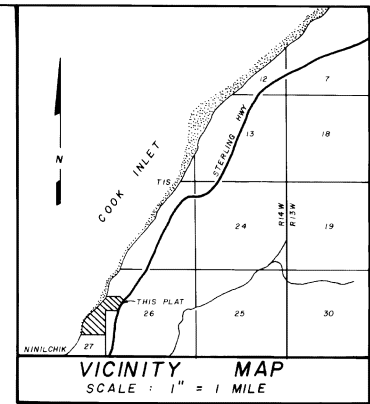
**DESCRIPTION**  
 A PORTION OF THE BANTA HOMESTEAD CONTAINING 20.077 ACRES IN LOT 2 OF SECTION 26, T1S, R14W, SM. AK. AND THE KENAI PENINSULA BOROUGH.

Surveyed by — S.S. McLane R.L.S.

DATE OF SURVEY May 3—July 9, 1973	SCALE 1" = 200'	BK — NO 16 — 64
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NOTE: See Resolution 2021-22 and 2007-33

CURVE DATA					
CURVE	DELTA	RADIUS	TAN	ARC	CHORD
①	15° 51' 02"	300.00	41.76	82.99	82.73
State Hwy ②	20° 21'	1909.99	342.80	678.38	674.82
③ Datum	38° 39' 30"	1432.58	502.50	966.58	948.35
④	45° 08' 00"	300.00	124.78	236.49	230.42
⑤	85° 02' 51"	20.00	18.34	29.69	27.04
⑥	89° 32' 09"	20.00	19.84	31.25	28.17
⑦	78° 29' 56"	20.00	16.34	27.40	25.31
⑧	86° 46' 19"	20.00	18.34	30.29	27.48
⑨	83° 10' 19"	50.00	44.37	72.58	66.37
⑩	90° 02' 45"	20.00	20.02	31.43	28.30
⑪	89° 57' 15"	20.00	19.98	31.40	28.27
⑫	112° 11' 17"	20.00	29.76	39.16	33.20
⑬	38° 00' 19"	300.00	103.31	199.00	195.37



LEGEND AND NOTES

- ⊕ Found gov't. monument, brass cap broken off.
  - ⊙ Found official brass cap survey monument (610-S-1975)
  - ⊥ Set 1/2" 24" steel rebar at all lot corners
  - Found 1/2" rebar
  - T Total acreage
  - ABL Acreage Above Bluff Line
  - Typical existing structure
  - End 6" x 6" conc. post State R/W marker
- Datum of record shown in ( ).

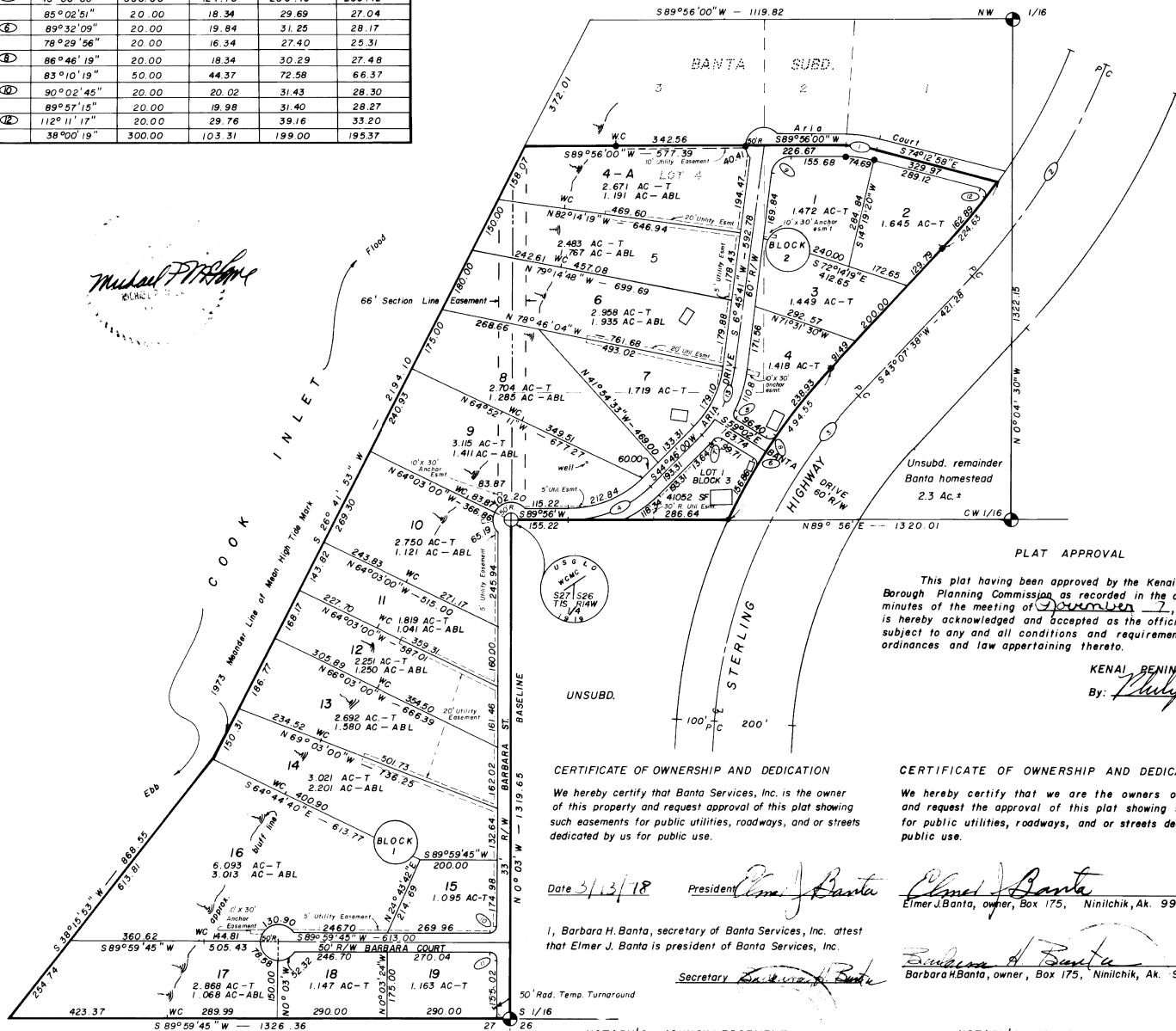
All bearings refer to the west line of Section 26 as being N 0° 03' W, GLO datum.

All lots are subject to a 20' building setback along dedicated R/W's.

All wastewater disposal systems shall comply with existing law at the time of construction.

No direct access to the Sterling Hwy. shall be allowed. All lots shall front interior right of ways provided.

78-21  
 HOME  
 MARCH 14 1978  
 3:21 P.  
 K.P.B.



PLAT APPROVAL

This plat having been approved by the Kenai Peninsula Borough Planning Commission as recorded in the official minutes of the meeting of December 7, 1977, is hereby acknowledged and accepted as the official plat, subject to any and all conditions and requirements of ordinances and law appertaining thereto.

KENAI PENINSULA BOROUGH  
 By: *Philip Waring*

CERTIFICATE OF OWNERSHIP AND DEDICATION

We hereby certify that Banta Services, Inc. is the owner of this property and request approval of this plat showing such easements for public utilities, roadways, and or streets dedicated by us for public use.

Date 3/13/78 President Elmer J. Banta

I, Barbara H. Banta, secretary of Banta Services, Inc. attest that Elmer J. Banta is president of Banta Services, Inc.

Secretary Barbara H. Banta

CERTIFICATE OF OWNERSHIP AND DEDICATION

We hereby certify that we are the owners of said property and request the approval of this plat showing such easements for public utilities, roadways, and or streets dedicated by us for public use.

Date 3/13/78 President Elmer J. Banta  
 Elmer J. Banta, owner, Box 175, Ninilchik, Ak. 99369

Secretary Barbara H. Banta  
 Barbara H. Banta, owner, Box 175, Ninilchik, Ak. 99369

NOTARY'S ACKNOWLEDGEMENT

Subscribed and sworn before me this 13th day of March, 1978.  
 My commission expires 7/13/81.  
Jane M. Gablen  
 Notary public for Alaska

NOTARY'S ACKNOWLEDGEMENT

Subscribed and sworn before me this 13th day of March, 1978.  
 My commission expires 9/13/81.  
Jane M. Gablen  
 Notary public for Alaska

ADDITION NO. 1 AND RESUBDIVISION OF LOT 4 BLOCK 1 BANTA SUBDIVISION

Elmer and Barbara Banta — owners  
 Box 175, Ninilchik, Ak. 99369

DESCRIPTION  
 51.687 ACRES SITUATED IN GOV'T LOT 1, SECTION 27 AND GOV'T LOT 2, SECTION 26, T1S, R14W, S.M. ALASKA AND WITHIN THE KENAI PENINSULA BOROUGH

SURVEYED BY: Mc Lane and Associates  
 Soldotna, Alaska 99669

DATE OF SURVEY: September 25, 1977  
 SCALE: 1" = 200'  
 BK. NO.: 76-17

COLEMAN YES	GANNAWAY YES	HENSLEY YES	HORNE YES	KNOCK YES	NINE YES TWO ABSENT
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**2. Original Street Name:** Aria Court, Aria Drive, Barbara Street, ESN 451 (Ninilchik Area)

**Revised Street Name by Staff/Consultant:** Aria Drive

**Reason for Change:** duplicate name

**Comments Received:** Four letters of objection were received. The letters requested that the entire road be called Barbara Drive in memory of a local resident. A suggestion was made to change Barbara Court to Trial Court and keep Barbara Drive. Presently no Trial Court or another Barbara Drive is in this ESN.

Mr. Ostrander displayed Barbara Court on the overhead map. Ms. Gabler commented that she talked with the family at length regarding their suggestions.

Vice Chairman Bryson opened the public hearing for comment. Seeing and hearing no one wishing to speak, Vice Chairman Bryson closed the public hearing and opened discussion among the Commissioners.

Commissioner Horne asked Ms. Gabler's opinion of changing the entire road's name to Barbara Drive. Ms. Gabler replied that would be acceptable if the name Barbara Court was changed. The name Barbara was used twice in the same subdivision because subdividing was done at different times. Presently, three different names are used for a continuous right-of-way.

Commissioner Coleman asked if public notice had to be published again if Trial Court was substituted for Barbara Court. Ms. Gabler responded that the surrounding lots were owned by Mr. Banta, and he was the one who suggested this revision. All affected property owners were notified of a pending change. Commissioner Horne thought it was logical to call the entire road Barbara Drive and change the name of Barbara Court.

Commissioner Carpenter asked if the Commissioners could adopt this suggestion at this meeting or if the changes had to be done at another meeting. Ms. Gabler asked Mr. Troeger's opinion about renaming Barbara Court to Trial Court without re-advertising. Mr. Troeger replied that he did not see a need to re-advertise if only one property owner was affected and this owner already commented. He inquired if Barbara Drive and Trial Court were acceptable within the 451 ESN. Ms. Harris indicated there was no conflict. Ms. Gabler added that the other written comments were from Mr. Banta's sons and daughters. Mr. Troeger stated that the Commissioner could assign the street names at this meeting.

**MOTION:** Commissioner Horne moved, seconded by Commissioner Coleman, that Barbara Court be renamed Trial Court and that the other portion be entirely named Barbara Drive to be approved by unanimous consent.

*(Clerk's Note: The other portion referenced in the motion is: Barbara Street, Aria Drive, and Aria Court.)*

**VOTE:** The motion passed by unanimous consent.

HAMMELMAN ABSENT	BRYSON YES	WHITMORE-PAINTER YES	BOSCACCI YES	CARPENTER YES	CLUTTS ABSENT
COLEMAN YES	GANNAWAY YES	HENSLEY YES	HORNE YES	KNOCK YES	NINE YES TWO ABSENT

**3. Original Street Name:** Deep Creek Way, ESN 451 (Ninilchik Area)

**Revised Street Name by Staff/Consultant:** Halibut Road

**Reason for Change:** duplicate name

## Leavitt, Rhealyn

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**From:** Griebel, Scott  
**Sent:** Friday, January 5, 2024 1:43 PM  
**To:** Leavitt, Rhealyn  
**Subject:** RE: Street Naming Resolution 2024-01

No additional RSA comments or objections.

Scott Griebel, KPB RSA Director

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**From:** Leavitt, Rhealyn <rleavitt@kpb.us>  
**Sent:** Friday, January 5, 2024 10:05 AM  
**To:** Griebel, Scott <SGriebel@kpb.us>; Bear, David <dbear@kpb.us>  
**Subject:** Street Naming Resolution 2024-01

Good morning,  
Please see attached public hearing notice, for renaming a street in the Niniichik area.  
Please provide any comments you would like added for the Planning Commission meeting scheduled January 22, 2024.  
Thank you,

*Rhealyn Leavitt*

Senior Clerk  
Planning Department  
Ph: (907) 714-2200





# Planning Department

144 N. Binkley Street, Soldotna, Alaska 99669 • (907) 714-2200 • (907) 714-2378 Fax

Peter Micciche  
Borough Mayor

## KENAI PENINSULA BOROUGH PLANNING COMMISSION NOTICE OF PUBLIC HEARING TO RENAME ROAD

Public notice is hereby given that the Planning Department proposes to rename a public right-of-way in the Ninilchik area. Area under consideration is described as follows:

**Location:** BARBARA DR, Section 27, T01S, R14W, Seward Meridian, Kenai Peninsula Borough, AK; in the Ninilchik Community, ESN 451.

**Reason for Renaming:** Jump street.

**Proposed Names:** BARBARA DR N, BARBARA DR S

The location of the proposed private road naming is provided on the attached map. Public hearing will be held by the Kenai Peninsula Borough Planning Commission on **Monday, January 22, 2024**, commencing at **7:30 p.m.**, or as soon thereafter as business permits. The meeting is being held in person at the Betty J. Glick Assembly Chambers of the Kenai Peninsula Borough George A. Navarre Administration Building, 144 N. Binkley Street, Soldotna, Alaska and remotely through zoom.

To attend the meeting using Zoom from a computer, visit <https://us06web.zoom.us/j9077142200>. You may also connect to Zoom by telephone, by calling toll free **1-888-788-0099** or **1-877-853-5247**. If calling in you will need the Meeting ID of 907 714 2200. Additional information about connecting to the meeting may be found at <https://www.kpb.us/planning-dept/planning-commission>.

Anyone wishing to testify may attend the meeting in person or through Zoom. Written testimony may be submitted by email to [addressing@kpb.us](mailto:addressing@kpb.us), or mailed to the attention of Addressing, Kenai Peninsula Borough Planning Department, 144 N. Binkley Street, Soldotna, Alaska 99669. [Written comments may also be sent by Fax to 907-714-2378.] All written comments or documents must be submitted by **1:00 PM, Friday, January 19, 2024**. The deadline to submit written comments or documents does not impact the ability to provide verbal testimony at the public hearing.

PLEASE NOTE: Upon adoption of a street name change resolution, no reapplication or petition concerning the name of the same street may be filed within one calendar year of the final adoption, except in the case where new evidence or circumstances exist that were not available, present or reasonably ascertainable when the original resolution was adopted (KPB 14.10.050).



SN Resolution 2024-01

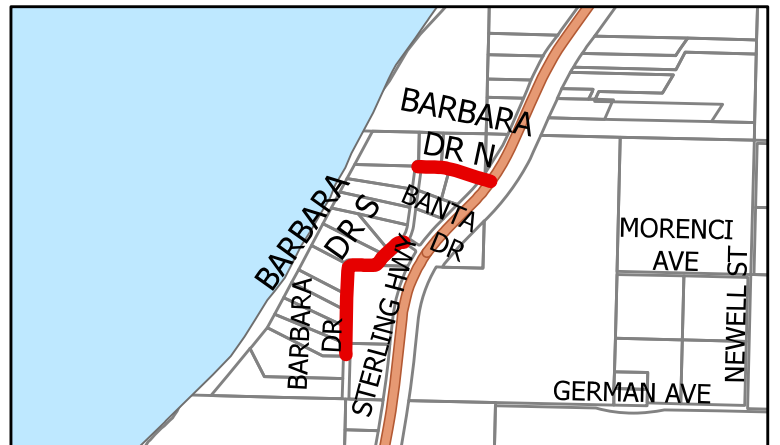
T01S-R14W Section 27

Ninilchik

12/18/2023



0 500 1,000 Feet



The information depicted hereon is for a graphical representation only of best available sources. The Kenai Peninsula Borough assumes no responsibility for any errors on this map.