

From: [Planning Dept.](#)
To: [Mueller, Marcus](#); [Aeschliman, Melanie](#)
Cc: [Shirnberg, Ann](#)
Subject: FW: <EXTERNAL-SENDER>Anchor Point land classification
Date: Friday, September 24, 2021 1:37:45 PM
Attachments: [image001.png](#)

Julie Hindman

Platting Specialist
Ph: (907) 714-2210
Fx: (907) 714-2378

KENAI PENINSULA BOROUGH
144 North Binkley Street
Soldotna, Alaska 99669



From: Mary Trimble <maryetrimble@gmail.com>
Sent: Friday, September 24, 2021 12:38 PM
To: Planning Dept, <planning@kpb.us>
Subject: <EXTERNAL-SENDER>Anchor Point land classification

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Marcus Mueller and Planning Commissioners,

I have read the information and public comments in your packet and feel compelled to comment further.

1. I resent Melissa Martin, as President of the Food Pantry, portraying me as against the Food Pantry and that I said I would oppose the site they wanted - I am not and I did not say that. I am a concerned citizen and a problem solver.
2. I also resent the accusation she made that I would not adequately take the minutes at the Anchor Point Advisory Planning meeting and that I should not have had a voice or vote. The vote was 4 against the motion to approve the resolution and 2 in favor. So, even if I abstained from voting the resolution would not have passed. There was an hour and 13 minutes given to the attendees to express themselves (reflected in the minutes) and adequate time for the commissioners to make a decision. Just because it did not go the way she wanted, Melissa Martin wants our vote not to count?
3. I applied for the advisory planning commission because of the request for our community to come up with a comprehensive plan. I look at the big picture and being a 45 year resident, business and property owner I feel I have an important perspective to offer. I see that more planning needs to be done before a decision is made concerning this borough land disposal

that will have a great and long lasting impact on the community. This classification is putting the cart before the horse.

4. The site that the Food Pantry is currently on (donated by the owner) is available to them for sale and for a continued lease. The 1.84ac parcel is level, all usable and on the highway with public water and natural gas available. My husband and I own the property next door and have offered to supply temporary power but they have not taken us up on the offer. In comparison, the Senior Center is on 1.88ac and the VFW on 2.2 ac and they have property to spare. The claim that the current location is not big enough for what they plan to do which includes a community center (shouldn't this be part of a comprehensive plan?).

5. I support and appreciate what the Food Pantry is doing and my business has financially contributed to their cause. What I object to is the scope of their plan which is way outside their stated purpose "to help feed the hungry of the community". They need to continue to do what they do well and have a permanent spot such as where they are now located.

6. I propose that when this property is classified that the 5 acres to the westerly end be Residential as it is surrounded on 3 sides by residential properties.

7. If the Food Pantry is to occupy Borough land, there is an alternative Borough site just off the Sterling Highway behind the gas station off Ester Ave. that has public water and natural gas - Parcel 165-720-06. The Food Pantry mentioned this site as an alternative site. This would be a better location than what is currently being considered.

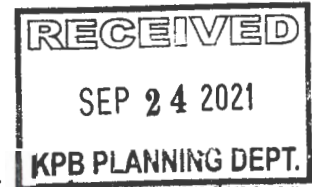
8. One final thought - It came up at the recent Advisory Planning Commission meeting that the site was declared a contaminated hazardous waste site from previous use as a gravel pit. Marcus told us he did not have that historical information and that no soil testing had been done to insure the safety of the land or to be sure that the Borough would not have any future liability.

Thank you for considering my sincere thoughts on this matter.

Mary Trimble
APAPC member and concerned citizen

Harrison, Avery

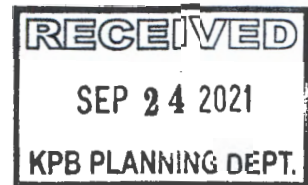
From: Kimberly Winrod <mer_matron@yahoo.com>
Sent: Wednesday, September 15, 2021 11:23 AM
To: Planning Land Management
Subject: <EXTERNAL-SENDER>AP Food Bank



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To whom it may concern,
My Family has lived here in Anchor Point for about 45 years. As a child I remember going to the community center and meeting all my friends and their families for movie night and fundraisers. I have recently moved back into the Anchor Point area and would love to see the property on School Street used for a community center and Food Bank. I think it would be a great injustice to the community to turn that into residential property and sell it. We are in great need of both a community center at a food bank here so that our community can grow together helping each other.
A community cannot grow unless it is a community and without a community center how can that happen?
Thank you for your time
Kimberly

[Sent from Yahoo Mail for iPhone](#)



21 September 2021

SENT VIA E-MAIL

KPB Land Management Division
144 N Binkley Street
Soldotna, AK 99669
E-Mail: lmweb@kpb.us

**RE: Public Notice of Proposed Land Classification – Waste Handling/Institutional/Residential/Utility
Transportation – Solid Waste Transfer Facility**

Dear KPB Planning Commission and Honorable Assembly Members,

I received notice in the mail of KPB's intention to classify two (2) parcels of borough land in Anchor Point, Alaska.

I strongly oppose this classification and the proposed location based on the following:

1. Proposed parcels are in the close vicinity of the Anchor River – a world class fishing river. The Anchor River is Alaska's only major steelhead stream accessible by road. The potential for harm and degradation caused by the Solid Waste Transfer Facility would be devastating to this amazing natural resource.
2. Proposed parcels are in close vicinity to the Chapman School. It is inexcusable to consider putting the health and safety of our children at risk by installing a Solid Waste Transfer Facility adjacent to a school.
3. Proposed location of the Solid Waste Transfer Facility will dramatically drive down property values in the area – impacting numerous homeowners.

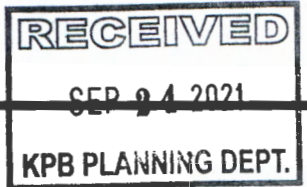
As a landowner who will be impacted by the proposed Solid Waste Transfer Facility – I strongly oppose any such development and ask the assembly to deny the land classification proposed by KPB Land Management Division.

The borough has many options and other parcels to consider – I strongly recommend that KPB choose another reasonably practicable location for the proposed Solid Waste Transfer Facility.

Thank you,

Brandi R. Taylor-Kelly

Harrison, Avery



From: Angela Roland <angelaroland@gmail.com>
Sent: Friday, September 24, 2021 9:26 AM
To: Planning Land Management
Subject: <EXTERNAL-SENDER>Resolution 2021-__: A resolution ...Anchor Point area.

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To the Planning Department,

I agree with improving the Anchor Point transfer station and plan for the future, however, I am opposed to this action for the following reasons:

1. It is too close to the school and residents will be impacted by the noise. The beeping of heavy equipment from all the current activity in the bridge area is almost unbearable, but we tell ourselves it's temporary (we hope).
2. The school and residents would be impacted by the dust and fine air particles that are known to cause cancer.
3. The potential of soil contamination as it relates to ground water and the site's near proximity to the Anchor Point River.

There is a lot of land in the area that would be better suited for an expanded waste facility.

Again, I am opposed to Resolution 2021-__: A resolution classifying certain parcels of borough owned land in the Anchor Point area.

Sincerely,
Angela Roland

From: [Blankenship, Johni](#)
To: [Aeschliman, Melanie](#)
Cc: [Shirnberg, Ann](#); jackies57@icloud.com
Subject: FW: <EXTERNAL-SENDER>Anchor Point Food Pantry
Date: Monday, September 13, 2021 12:14:09 PM
Attachments: [EXTERNAL-SENDER P Food Pantry .msg](#)

Melanie, Per request in the attached email please distribute to the Planning Commission.

Johni Blankenship, MMC
Borough Clerk
(907) 714-2162 direct

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-----Original Message-----

From: Cathy Kremer <jackies57@icloud.com>
Sent: Monday, September 13, 2021 12:09 PM
To: Blankenship, Johni <JBlankenship@kpb.us>
Subject: <EXTERNAL-SENDER>Anchor Point Food Pantry

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Hello! My name is Cathy Kremer and I am proud to be a part of the food pantry ! We are currently operating outside (which could get crazy pretty soon!) , and are seeking help finding a place to be that is healthy and secure for us and all the people we serve !

I believe you might know about this already (I have been quarantined for a bit) but I thought u would like to know about us . We meet every Monday and help many people! They are so very appreciative . Some are quiet about it but their smiles and the looks in their eyes .. say it all .. I don't know if you have ever experienced this, but helping a stranger with the most basic need is very humbling and rewarding . They really need us .. So I felt that everyone involved with us should know we are committed and pure of heart when it comes to giving these people food .. thank u so much for your time and have a good day !

Sent from my iPhone