



KENAI PENINSULA BOROUGH

144 North Binkley Street • Soldotna, Alaska 99669-7520

Toll-free within the Borough: 1-800-478-4441

PHONE: (907) 262-4441 • FAX: (907) 262-1892

www.kpb.us

MIKE NAVARRE
BOROUGH MAYOR

MEMORANDUM

TO: Kelly Cooper, Assembly President
Kenai Peninsula Borough Assembly Members

THRU: Mike Navarre, Mayor *MN*
Max Best, Planning Director *MB*

FROM: Bruce Wall, Planner *BW*

DATE: October 19, 2017

SUBJECT: Ordinance 2017-31, an Ordinance Approving McKinley Single-Family R-1
Local Option Zoning District and Amending KPB 21.46.040 (Mayor)

This ordinance would approve the formation of a Single Family Residential (R-1) Local Option Zoning District ("LOZD"). The sole landowners of the subject property are Jeremy and Jill Sorhus.

KPB 21.44.030(A) provides that the owners of property subject to a plat may propose a LOZD at the time of preliminary or final plat. Furthermore, the proposed LOZD is consistent with Goal 6.5 of the 2005 KPB Comprehensive Plan ("Plan") which is to maintain the freedom of property owners in rural areas of the borough to make decisions and control use of their private land. The proposed LOZD is also consistent with Goal 6.6, Objective 1 of the Plan which encourages land use ordinances that have local property owners' support.

Attached is the application form submitted by the owners. Also attached is a map showing the vicinity of the proposed R-1 LOZD and the preliminary plat depicting lots in the proposed LOZD.

On October 23, 2017, the Kenai Peninsula Borough Planning Commission will hold a public hearing and make a recommendation regarding the formation of the R-1 district. That recommendation will be reported to the assembly.

Thank you for your consideration of this ordinance.