



# Kenai Peninsula Borough

144 North Binkley Street  
Soldotna, AK 99669

## Meeting Agenda Plat Committee

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Monday, April 10, 2023

5:30 PM

ZOOM ONLY MEETING - Meeting Not Physically  
Open To Public  
Zoom Meeting ID: 907 714 2200

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The hearing procedure for the Plat Committee public hearings are as follows:

- 1) Staff will present a report on the item.
- 2) The Chair will ask for petitioner's presentation given by Petitioner(s) / Applicant (s) or their representative – 10 minutes
- 3) Public testimony on the issue. – 5 minutes per person
- 4) After testimony is completed, the Planning Commission may follow with questions. A person may only testify once on an issue unless questioned by the Planning Commission.
- 5) Staff may respond to any testimony given and the Commission may ask staff questions.
- 6) Rebuttal by the Petitioner(s) / Applicant(s) to rebut evidence or provide clarification but should not present new testimony or evidence.
- 7) The Chair closes the hearing and no further public comment will be heard.
- 8) The Chair entertains a motion and the Commission deliberates and makes a decision.

All those wishing to testify must wait for recognition by the Chair. Each person that testifies must write his or her name and mailing address on the sign-in sheet located by the microphone provided for public comment. They must begin by stating their name and address for the record at the microphone. All questions will be directed to the Chair. Testimony must be kept to the subject at hand and shall not deal with personalities. Decorum must be maintained at all times and all testifiers shall be treated with respect.

### A. CALL TO ORDER

### B. ROLL CALL

**C. APPROVAL OF AGENDA, EXCUSED ABSENCES, AND MINUTES**

*All items marked with an asterisk (\*) are consent agenda items. Consent agenda items are considered routine and noncontroversial by the Plat Committee and may be approved by one motion. There will be no separate discussion of consent agenda items unless a Planning Commissioner removes the item from the consent agenda. The removed item will then be considered in its normal sequence on the regular agenda. If you wish to comment on a consent agenda item, please advise the recording secretary before the meeting begins, and she will inform the Chair of your wish to comment.*

1. Agenda
2. Member / Alternate Excused Absences
3. Minutes

[KPB-5045](#) March 20, 2023 Plat Committee Minutes

Attachments: [C3. 032023 Plat Minutes](#)

**D. OLD BUSINESS****E. NEW BUSINESS**

1. [KPB-5046](#) Fourth of July Creek Subdivision Marine Industrial Center JAG Replat  
KPB File 2023-004

Attachments: [E1. Fourth of July Creek Subdivision Marine Industrial Center JAG Replat\\_Pack](#)

2. [KPB-5047](#) Gateway Subdivision Hilltop Addition  
KPB File 2023-14

Attachments: [E2. Gateway Subdivision Hilltop Addition Packet](#)  
[E2. Gateway Sub Hillto Addn\\_Desk Packet](#)

3. [KPB-5048](#) Patch Subdivision 2023  
KPB File 2023-030

Attachments: [E3. Patch Subdivision 2023 Packet](#)

4. [KPB-5049](#) Quartz Creek Subdivision 2023 Addition  
KPB File 2023-034

Attachments: [E4. Quartz Creek Subdivision 2023 Addition Packet](#)

5. [KPB-5050](#) Soldotna Junction Subdivision Creekside Estates 2023 Addition  
KPB File 2023-027

Attachments: [E5. Soldotna Junction Subdivision Creekside Estates 2023 Addn Packet](#)

6.     [KPB-5051](#)     Southern Bluff Acres 2023 Replat  
                    KPB File 2023-029  
  
          Attachments:     [E6. Southern Bluff Acres 2023 Replat Packet](#)
7.     [KPB-5052](#)     Stewart Subdivision 2023 Addition  
                    KPB File 2023-031  
  
          Attachments:     [E7. Stewart Subdivision 2023 Addition Packet](#)
8.     [KPB-5053](#)     Graham Ranch  
                    KPB File 2023-028  
  
          Attachments:     [E8. Graham Ranch Packet](#)
9.     [KPB-5054](#)     Newell Park East Lot 7 Replat  
                    KPB File 2023-032  
  
          Attachments:     [E9. Newell Park East Lot 7 Replat Packet](#)
10.    [KPB-5055](#)     Stanley's Meadow 2023  
                    KPB File 2023-024  
  
          Attachments:     [E10. Stanley Meadows 2023 Packet](#)

## F. PUBLIC COMMENT

*(Items other than those appearing on the agenda or scheduled for public hearing. Limited to five minutes per speaker unless previous arrangements are made)*

## G. ADJOURNMENT

### MISCELLANEOUS INFORMATIONAL ITEMS

### NEXT REGULARLY SCHEDULED PLAT COMMITTEE MEETING

The next regularly scheduled Plat Committee meeting will be held Monday, April 24, 2023 in the Betty J. Glick Assembly Chambers of the Kenai Peninsula Borough George A. Navarre Administration Building, 144 North Binkley Street, Soldotna, Alaska at 7:30 p.m.

### KENAI PENINSULA BOROUGH PLANNING DEPARTMENT

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Written comments will be accepted until 1:00 p.m. on the last business day (usually a Friday) before the day of the Plat Committee meeting in which the item is being heard.

An interested party may request that the Planning Commission review a decision of the Plat Committee by filing a written request within 10 days of the written notice of decision in accordance with KPB 2.40.080.