

Planning Director Report

September 26, 2022

Current issues of immediate concern - Localized minor flooding is currently occurring on K-Beach and Big Eddy. Roads, OEM, Purchasing and Contracting are all collaborating on a response. As of this date, we have engaged an engineer and are evaluating options, understanding the present limitations are on KPB road protection and using ditches to alleviate concerns on private property. Two cease and desist orders have been issued, in response to flooding issues. Both have been compliant. We are one 2-3" rainfall event from an OEM response.

Legislative items – Material site ordinance in the works. Next public hearing at the Assembly is 10/25

Assembly authorized the Nikiski APC as petitioned, this will be our largest APC in the borough. We will be soliciting for members in the coming week. Application period will be open for 30 days and the Mayor will appoint seats.

Upcoming items:

- Modernizing our public notice requirements in an effort to reduce the costs related to advertising. More closely aligning our public notice with what's required of the State, working across multiple departments
- Will discuss reducing the # of planning commissioners from 14 to 9; presently this is on hold.

Grant items – submission of highway safety grant in collaboration with all KPB municipalities. Upcoming will be a grant in response to Spruce Bark Beetle impacts, again working with multiple departments following on our recently completed community wildfire protection plan. Will need to discuss organizational structure should large funds be secured. We were not well positioned this past summer and are very fortunate that no fires popped on the Peninsula.

Land items – multiple efforts across the KPB for emergency services and Homer hospital. Planning efforts for unit 395 (1000 acre parcel in Cooper Landing). The land trust fund is established and making its first interdepartmental loan. Struggles for affordable housing is an issue of concern from Seward to Hope and Cooper Landing – emerging issue in Homer as well.

Working on identifying a gravel source for Anchor Point and South is putting pressure on the RSA.

KPB is beginning the search for a new solid waste site for the Southern Peninsula.

Enforcements - Multiple cases of trespass onto KPB are being addressed, even more cases are encroachments into road setbacks, these are weekly and the number of cases is daunting, and we are only picking up those that come to us from other entities.

We are working on a site cleanup in Hope where items were left on our property in a trespass situation.

GIS – maintaining the parcel viewer and working with assessing to keep our parcel fabric up to date, two staff. Have discussed with multiple departments an initiative that would improve the accuracy of the parcel fabric on the aerial imagery, needed as the reliance of the public on mobile apps and the efforts of

assessing to utilize high resolution imagery rather than working in the field. Benefits to E911 and roads also.

Platting – new platting officer, Max will be helping improve our understanding of complex cases and help us with efficiency

Mayor's office – Interim Mayor Navarre will assume duties on 10/1; Chief of Staff will be Max Best, former planning Director. An ordinance will be coming forward soon to schedule the special election for the Mayor's office. Seems most likely to occur in January, but that remains to be decided by the Assembly.