

From: Henson, Carrie
To: Solomon, Elizabeth
Subject: FW: ROW VACATION REVIEW FOR AUGUST 22 2016 MEETING: ROW Review Group, HEA, ACS, ENSTAR, GCI; EMS NIKISKI; NIKISKI CC
Date: Monday, July 25, 2016 10:04:58 AM

1. **NIKISHKA SUBDIVISION 2016 REPLAT ROWV OF FISH ST AND BRUSH WAY**
KPB 2016-084

Streets shown on prelim plat:

Kenai Spur Hwy – Correct

Curry Cir – Correct

Fish St – No objection to the realignment

Brush Way – No Objection to the vacation

Piston Ave – Correct

Addresses affected by the Subdivision:

51643 Fish St – Will be retained on lot 2A Block 1 for the commercial building

51625 Fish St – will be deleted from the system

51632 Fish St – Will be deleted from the system

51607 Fish St – will be retained on Lot 2A Block 1 for the Office

51555 Fish St – will be retained on Lot 2A Block 1 for the Bunkhouse

52438 Brush Way – will be changed on Lot 2A Block 1 to a Fish St address for the storage building

Carrie Henson
E911 Addressing Officer
Kenai Peninsula Borough
(907) 714-2226



From: Solomon, Elizabeth
Sent: Thursday, July 21, 2016 1:00 PM
To: 'Neuendorf, Cody'; Byron Jackson ; Bradley Beck; ENSTAR ROW; Baisden, James; familler_99611@yahoo.com; Aldridge, Morgan; Belinda Eaton - CDE-CR DESIGN/ENGINEERING (belinda.eaton@alaska.gov); Biloan, Joselyn (DOT); Carver, Nancy; Danika Simpson - CDE-CR DESIGN/ENGINEERING (danika.simpson@alaska.gov); Dearlove, Tom; Fuller, Karen; george.horton@alaska.gov; hans.rinke@alaska.gov; Harris, Bryr; Henson, Carrie; Holly Zafian (holly.zafian@alaska.gov); Knackstedt, Henry; Lorraine Kastner - CDE-CR DESIGN/ENGINEERING (lorraine.kastner@alaska.gov); Louise Hooyer; Malone, Patrick; mark.fink@alaska.gov; Russell, Pam; Shears, Jennifer; Vinzant, Mistee R (DOT); Wall, Bruce
Subject: ROW VACATION REVIEW FOR AUGUST 22 2016 MEETING: ROW Review Group, HEA, ACS, ENSTAR, GCI; EMS NIKISKI; NIKISKI CC

Attached is a right-of-way vacation to be reviewed for the 08/22/16 meeting. Please provide comments by **08/16/16**.



ENSTAR Natural Gas Company
A DIVISION OF SEMCO ENERGY
Engineering Department, Right of Way Section
401 E. International Airport Road
P. O. Box 190288
Anchorage, Alaska 99519-0288
(907) 277-5551
FAX (907) 334-7798

July 28, 2016

Liz Solomon
Planning Department
144 North Binkley Street
Soldotna, Alaska 99669-7520

Re: Plat Reviews

Dear Ms. Solomon:

ENSTAR Natural Gas Company has reviewed the proposed plat for **Nikishka Subdivision 2016 Replat** **KPB File No. 2016-084** and advises that there is an existing gas main within the West half of the existing Fish Street right of way. As this right of way will be vacated, ENSTAR requests a fifteen foot (15 FT) natural gas easement centered on the line within proposed Lot 2A, Block 1.

ENSTAR Natural Gas Company has reviewed the following preliminary plats and has no comments, recommendations or objections:

- **Townsite of Kenai 2016 Addition**
KPB File 2016-090

If you have any questions regarding our comments, please do not hesitate to contact me at 334-7944 or email to cassie.wohlgemuth@enstarnaturalgas.com.

Sincerely,

A handwritten signature in black ink, appearing to read "Cassie Wohlgemuth", with a long horizontal flourish extending to the right.

Cassie Wohlgemuth
Right-of-Way and Compliance Technician
ENSTAR Natural Gas Company

From: Hoover, Patricia (DOT)
To: Voeller, Paul
Cc: Solomon, Elizabeth
Subject: RE: ROW VACATION REVIEW FOR AUGUST 22 2016 MEETING: ROW Review Group, HEA, ACS, ENSTAR, GCI; EMS NIKISKI; NIKISKI CC
Date: Thursday, July 21, 2016 4:23:39 PM
Attachments: cr.dot.row@alaska.gov_20160721_162156.pdf

Paul:

I noticed that the surveyor is showing the Right of Way (ROW) to the centerline of the highway as 100'. The project (constructed) centerline is 75' from the edge of property. Showing it as 100' could be confusing, if someone thought that was the half width and that the total ROW was 200', when in fact it is only 150'. ✓

Louise Hooyer, PLS, CFedS, SR/WA
ROW Engineering Supervisor
State of Alaska DOT&PF
4111 Aviation Drive
Anchorage, AK 99516
(907) 269-0713
fax: (907) 269-0828

From: Solomon, Elizabeth [mailto:ESolomon@kpb.us]

Sent: Thursday, July

To: 'Neuendorf, Cod'

familler_99611@yahoo

Nancy; Simpson, Dar

(DNR); Harris, Bryr;

(DOT); Hooyer, Patri

Vinzant, Mistee R (D

Subject: ROW VACA

ENSTAR, GCI; EMS N

*THIS SHOULD BE
TAKEN CARE OF
WITH THE PLAT
REVIEW*

Attached is a right-c
comments by 08/16

1. NIKISHKA SI
WAY

den, James;
iloon, Joselyn (DOT); Carver,
George C (DNR); Rinke, Hans J
lenry; Kastner, Lorraine S
iell, Pam; Shears, Jennifer;

W Review Group, HEA, ACS,

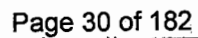
meeting. Please provide

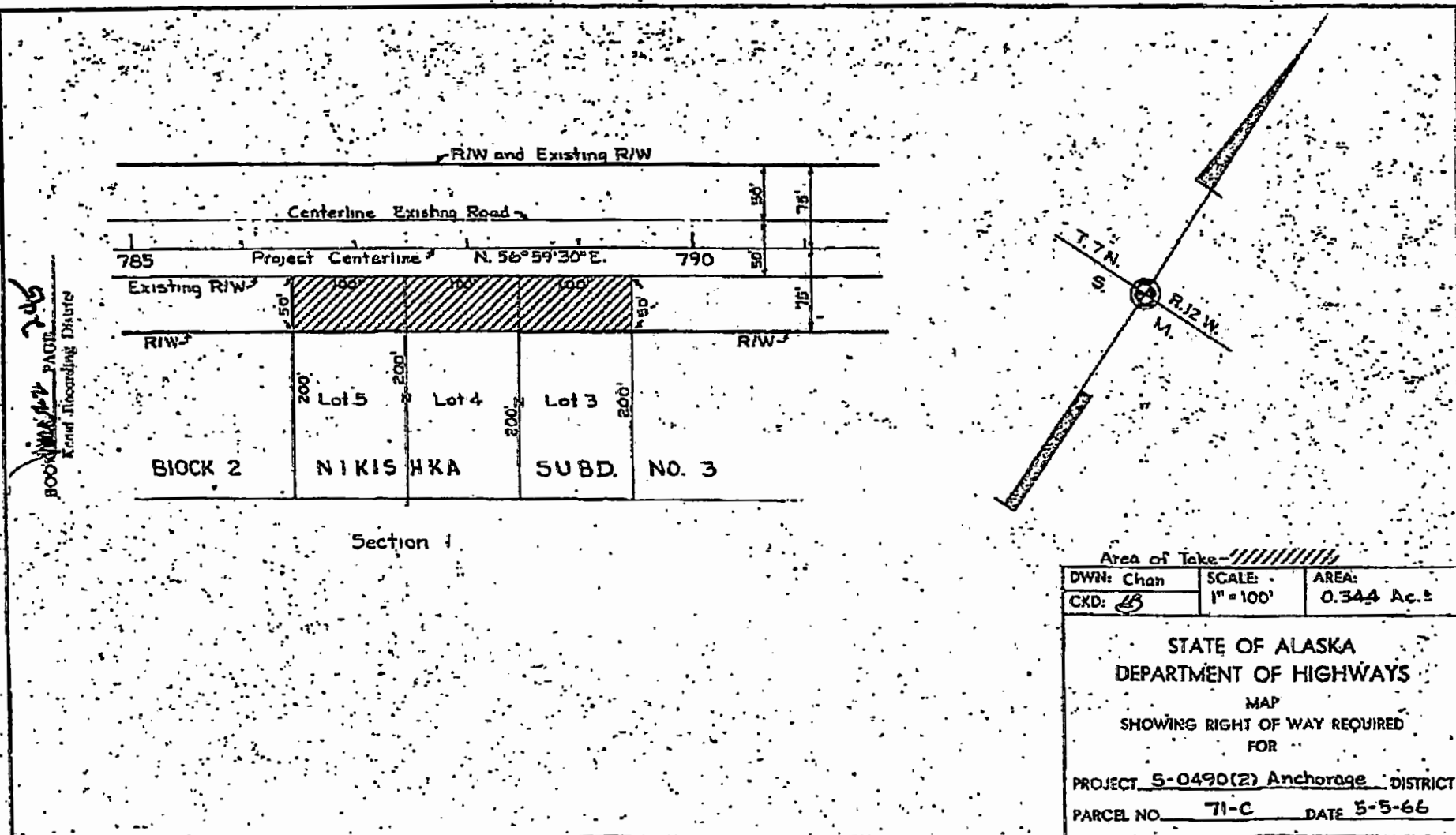
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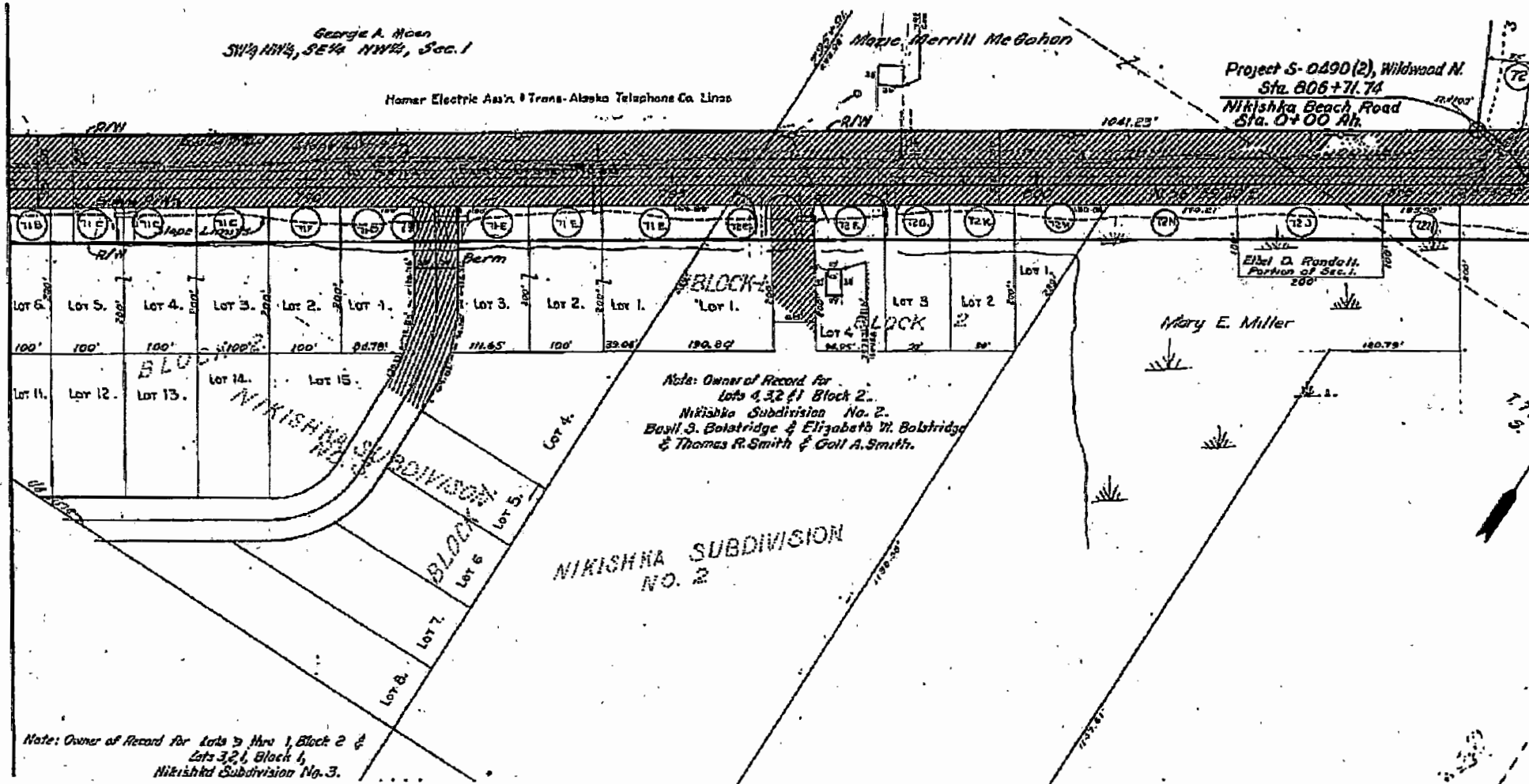
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pbv*

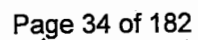
Thank you,

Liz Solomon
Platting Technician
Kenai Peninsula Borough Planning Department
(907) 714-2210
ESolomon@kpb.us



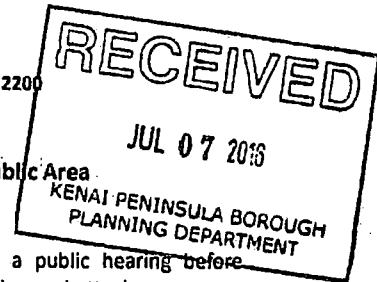








Kenai Peninsula Borough Planning Department
144 North Binkley
Soldotna, Alaska 99669-7599
Toll free within the Borough 1-800-478-4441, extension 2200
(907) 714-2200



Petition to Vacate Public Right-of-Way/Easement/Platted Public Area
Public Hearing Required

Upon receipt of complete application with fees and all required attachments, a public hearing before the Planning Commission will be scheduled. The petition with all required information and attachments must be in the Planning Department at least 30 days prior to the preferred hearing date. By State Statute and Borough Code, the public hearing must be scheduled within 60 days of receipt of complete application.

- ☐ \$500 non-refundable fee to help defray costs of advertising public hearing.
- ☐ City Advisory Planning Commission. Copy of minutes at which this item was acted on, along with a copy of City Staff Report.
- ☐ Name of public right-of-way proposed to be vacated is dedicated by the plat of Nikishka Subdivision Peak 2013 Subdivision, filed as Plat No. 2014-101 in Kenai Recording District. KN-1460
- ☐ Are there associated utility easements to be vacated? ☐ Yes ☐ No
- ☐ Are easements in use by any utility company? If so, which company _____
- ☐ Easement for public road or right-of-way as set out in (specify type of document) State of Alaska as recorded in Book 22 Page 241 of the Kenai Recording District. (Copy of recorded document must be submitted with petition.)
- ☐ Submit three copies of plat or map showing area proposed to be vacated. Must not exceed 11x17 inches in size. In the case of public right-of-way, the submittal must include a sketch showing which parcels the vacated area will be attached to. Proposed alternative dedication is to be shown and labeled on the sketch.
- Has right-of-way been fully or partially constructed? ☐ Yes ☐ No
- Is right-of-way used by vehicles / pedestrians / other? ☐ Yes ☐ No
- Is alternative right-of-way being provided? ☐ Yes ☐ No

The petitioner must provide reasonable justification for the vacation. Reason for vacating:

The existing Fish Street has two buildings in the ROW. This replat will move Fish Street around these buildings.

The petition must be signed (written signature) by owners of the majority of land fronting the right-of-way, easement, or platted public area proposed to be vacated. Each petitioner must include address and legal description of his/her property.

Submitted By:

Name: Alaska Omega Nutrition Inc
Address 524 Second Ave, Suite 500
Seattle WA 98104-2323
Attention: Mark Dawkin
Phone 604-616-6622

Signature as:

☒ Petitioner ☐ Representative

Petitioners:

Signature [Signature]
Name Alaska Omega Nutrition Inc
Address 524 Second Ave, Suite 500
Seattle WA 98104-2323
Attention: Mark Dawkin
Owner of Lots 2,3,4,5,6,7,8 Block 1 Nikishka Sub No 2

Signature [Signature]
Name Alaska Omega Nutrition Inc
Address 524 Second Ave, Suite 500
Seattle WA 98104-2323
Attention: Mark Dawkin
Owner of Lots 7, 8, 9, 10 Block 2 Nikishka Sub No 2

Signature [Signature]
Name Alaska Omega Nutrition Inc
Address 524 Second Ave, Suite 500
Seattle WA 98104-2323
Attention: Mark Dawkin
Owner of Lots 1,2 Block 3, Niskisha Sub No 2

Signature [Signature]
Name Alvin and Wilma Hampson
Address PO Box 8485
Nikiski AK 99635
Owner of Lots 5,6 Block 2 Nikishka Bay Sub No 2



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Attention: Mark Dawkin

Owner of Lots 2,3,4,5,6,7,8 Block 1 Nikishka Sub No 2

Signature

Name Alaska Omega Nutrition Inc
Address 524 Second Ave, Suite 500
Seattle WA 98104-2323
Attention: Mark Dawkin

Owner of Lots 1,2 Block 3, Nikishka Sub No 2

Signature

Name Alaska Omega Nutrition Inc
Address 524 Second Ave, Suite 500
Seattle WA 98104-2323
Attention: Mark Dawkin

Owner of Lots 7, 8, 9, 10 Block 2 Nikishka Sub No 2

Signature

Name Alvin and Wilma Hampson
Address PO Box 8485
Nikishka AK 99635

Owner of Lots 5,8 Block 2 Nikishka Bay Sub No 2