



# KENAI

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July 29, 2021

Peggy Clements, Platting Technician  
pclements@kpb.us  
Kenai Peninsula Borough  
144 North Binkley Street  
Soldotna, AK 99669

RE: Kee's Tern Subdivision  
Time Extension Request  
KPB File 2013-023

Dear Ms. Clements:

This letter is in response to the letter that you submitted to the City of Kenai dated July 14, 2021, requesting that the City of Kenai Planning and Zoning Commission concur with a two-year time extension to finalize the plat for Kee's Tern Subdivision. The Planning and Zoning Commission held their regularly scheduled meeting on July 28, 2021, and authorized me to draft and send a letter to you supporting the request by the developers of Kee's Tern Subdivision for a two-year time extension to finalize the plat. However, Commissioners in the past have voiced concern with the numerous extensions granted to the developer over the years without much backing rationale for the extensions. The Commission was made aware of the Kenai Peninsula Borough's new Code change to put a time limit for finalizing plats, and that a two-year extension would align the project with the new code limit of 10 years for finalizing plats.

Please be advised that the Kenai Planning and Zoning Commission does not object to the two-year time extension for Kee's Tern Subdivision. It is the understanding of the Planning and Zoning Commission, that under the current section of code, the approval for Kee's Tern Subdivision cannot be extended beyond February 11, 2023, which is 10 years from the initial preliminary plat approval date. If all phases are not recorded before February 11, 2023 a new preliminary plat application must be submitted and the plat must comply with current subdivision standards.

If you have any further questions regarding the time extension, please feel free to contact me at 907-283-8235 or [rfoster@kenai.city](mailto:rfoster@kenai.city).

Sincerely,

Ryan Foster, Planning Director