

Session 16-02, a Regular Meeting of the Homer Advisory Planning Commission was called to order by Chair Stead at 6:30 p.m. on January 20, 2016 at the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska.

PRESENT: COMMISSIONERS BOS, HIGHLAND, STEAD STROOZAS, VENUTI

ABSENT: BRADLEY, ERICKSON

STAFF: CITY PLANNER ABBOUD
DEPUTY CITY CLERK JACOBSEN

Approval of Agenda

Chair Stead called for a motion to approve the agenda.

HIGHLAND/BOS SO MOVED.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

Public Comment

The public may speak to the Planning Commission regarding matters on the agenda that are not scheduled for public hearing or plat consideration. (3 minute time limit).

None

Reconsideration

Adoption of Consent Agenda

All items on the consent agenda are considered routine and non-controversial by the Planning Commission and are approved in one motion. There will be no separate discussion of these items unless requested by a Planning Commissioner or someone from the public, in which case the item will be moved to the regular agenda and considered in normal sequence.

A. Approval of Minutes of January 6, 2016 Regular Meeting Minutes

Chair Stead called for a motion to approve the consent agenda.

HIGHLAND/BOS SO MOVED.

There was no discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

Presentations

Reports

- A. Staff Report PL 16-04, City Planner's Report

City Planner Abboud reviewed the staff report.

There was brief discussion regarding the Knox Box. The Commissioners reviewed the City Council meeting schedule and plan to attend the following dates:

Stead- January 25; Stroozas- February 8; Highland-February 22; Bos- March 2.

Public Hearings

Testimony limited to 3 minutes per speaker. The Commission conducts Public Hearings by hearing a staff report, presentation by the applicant, hearing public testimony and then acting on the Public Hearing items. The Commission may question the public. Once the public hearing is closed the Commission cannot hear additional comments on the topic. The applicant is not held to the 3 minute time limit.

- A. Staff Report PL 16-05, Towers Draft Ordinance

City Planner Abboud reviewed the staff report.

There was brief discussion regarding the 1 to 1 ratio for setback.

Chair Stead opened the public hearing. No audience was present to comment and the hearing was closed.

There was also discussion about environmental effects of radio frequencies and people's concerns relating to microwave frequency emission. City Planner Abboud explained that the FCC regulations govern this and the city doesn't have a right to have greater standards.

VENUTI/STROOZAS MOVED TO APPROVE THE DRAFT ORDINANCE ON TOWER REGULATIONS AND FORWARD IT TO CITY COUNCIL FOR PUBLIC HEARING AND ADOPTION.

There was brief discussion supporting the ordinance.

VOTE: NON OBJECTION: UNANIMOUS CONSENT

Motion carried.

Plat Consideration

Pending Business

New Business

- A. Staff Report PL 16-06, Hickerson Memorial Cemetery

City Planner Abboud reviewed the staff report.

There was brief discussion regarding the cities role on properties they own that are outside city limits. City Planner Abboud explained we don't have planning authority outside the city. He cited the example that they commented on the plan for the Diamond Creek recreation area as part of the city's involvement, but it's the other parties' property¹. The Borough gave the City extraterritorial power to regulate the Bridge Creek Watershed Protection District for water quality. The cemetery is an example of all the things you can do in Alaska that aren't really regulated. The City has a rule that you can't bury inside city limits but the Borough doesn't prohibit it.

Comment was made the City Manager Koester's letter that was included in their packet does a good job of addressing a lot of the issues that have been raised.

HIGHLAND/BOS MOVED TO POSTPONE THIS UNTIL AFTER THE PUBLIC MEETING ON FEBRUARY 10TH.

There was brief discussion.

VOTE: NON OBJECTION: UNANIMOUS CONSENT.

Motion carried.

Informational Materials

- A. City Manager's Report
- B. Memorandum Comprehensive Plan Update
- C. Marijuana comment from B. Hayes

Comments of the Audience

None

Comments of Staff

None

Comments of the Commission

Commissioner Highland acknowledged the letter from Brenda Hayes.

Commissioner Bos had no further comment.

¹ Commissioner Highland corrected that the property referenced does belong to the City

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Commissioner Venuti noted that Ms. Hayes makes a good argument and if the City Council deems changes necessary they will send the ordinance back to the Commission.

Commissioner Stroozas commented about upcoming Chamber of Commerce events, including their annual membership meeting and Business After Hours hosted by Americas Cuisine.

Chair Stead said he will be absent at the next meeting.

Adjourn

There being no further business to come before the Commission, the meeting adjourned at 7:15 p.m. The next regular meeting is scheduled for February 3, 2016 at 6:30 p.m. in the City Hall Cowles Council Chambers. A worksession will be held at 5:30 p.m.

MELISSA JACOBSEN, CMC, DEPUTY CITY CLERK

Approved: _____