

1 **CITY OF HOMER**
2 **HOMER, ALASKA**

3 Planning

4 **ORDINANCE 20-02**

5
6 AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HOMER, ALASKA
7 AMENDING THE HOMER CITY ZONING MAP TO REZONE LOT 9 TRACT A,
8 NILS O SVEDLUND SUBDIVISION AMENDED EXCLUDING ANY PORTION
9 WITHIN LOT 9A THOMAS SHELFORD SUBDIVISION '68 ADDITION A
10 PORTION OF THE RESIDENTIAL OFFICE (RO) ZONING DISTRICT, TO
11 CENTRAL BUSINESS (CBD) ZONING DISTRICT.
12

13 WHEREAS, Katherine Mitchell, land owner, filed a petition application seeking to amend
14 the zoning map to rezone 3916 Main Street in Homer, Alaska, T 6S R 13W SEC 20 Seward
15 Meridian HM 0540251A Nils O Svedlund Sub Amended Lot 9 Tract A Excluding any Portion
16 within Lot 9A Thomas Shelford Subdivision '68 Addition 69-741 from partially RO to CBD; and
17

18 WHEREAS, The Homer Planning Department reviewed the petition, found that the
19 petition application was complete and the criteria for amending the zoning map had been met;
20 and
21

22 WHEREAS, The Homer Planning Commission held a public hearing on the amendment
23 to the zoning map described herein on December 4, 2019 as required by Homer City Code
24 21.95.060(c); and
25

26 WHEREAS, The Homer Planning Commission found that (i) the proposed amendment
27 to the zoning map is consistent with the Homer Comprehensive Plan and will further specific
28 goals and objectives of the Plan; (ii) the proposed amendment to the zoning map applies a
29 zoning district that is better suited to the property that is the subject of the amendment than
30 the districts that the amendment will replace; and (iii) the amendment to the zoning map is in
31 the best interest of the public, considering the effect of development resulting from the
32 amendment, and the cumulative effect of similar development, on property within and in the
33 vicinity of the area subject to the amendment and on the community, including without
34 limitation effects on the environment, transportation, public services and facilities, and land
35 use patterns; and
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37 WHEREAS, the City Council adopts the findings by the Homer Planning Commission and
38 has determined that these findings are sound.
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40 NOW, THEREFORE, THE CITY OF HOMER ORDAINS:

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42 Section 1. The Homer Zoning Map is amended to transfer the parcel listed on the
43 attached Exhibit A from RO zoning district to the CBD zoning district as shown on the attached
44 Exhibit B.

45

46 Section 2. The City Planner is authorized to note on the Homer Zoning Map the
47 amendments enacted by this ordinance as required by Homer City Code 21.10.030(b).

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49 Section 3. This is a non-Code ordinance of a permanent nature and shall be noted in the
50 ordinance history of Homer City Code 21.10.030.

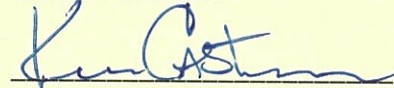
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52 ENACTED BY THE CITY COUNCIL OF HOMER, ALASKA this 27 day of January, 2019.

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CITY OF HOMER



KEN CASTNER, MAYOR

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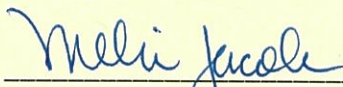
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60 ATTEST:

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63 MELISSA JACOBSEN, MMC, CITY CLERK

64

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YES: 6

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NO: 0

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ABSTAIN: 0

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ABSENT: 0

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First Reading: 1-13-2020

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Public Hearing: 1-27-2020

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Second Reading: 1-27-2020

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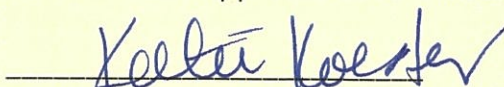
Effective Date: 1-29-2020

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Reviewed and Approved as to form and content:

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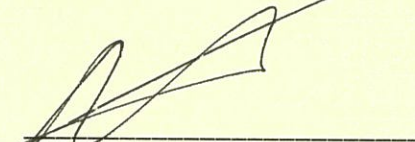
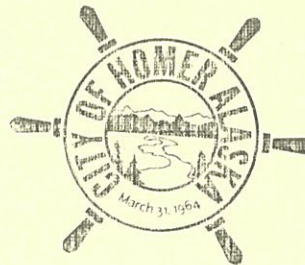
Katie Koester, City Manager

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Date: 1-30-20

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Michael Gatti, City Attorney

Date: 2/6/2020