

**CITY OF HOMER
HOMER, ALASKA**

Planning Commission

ORDINANCE 20-49

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HOMER,
ALASKA, AMENDING THE HOMER CITY ZONING MAP TO REZONE
4061 PENNOCK STREET FROM URBAN RESIDENTIAL (UR) ZONING
DISTRICT TO RESIDENTIAL OFFICE (RO) ZONING DISTRICT

WHEREAS, Jason Weisser, land owner, filed a petition application seeking to amend the zoning map to rezone 4061 Pennock Street in Homer, Alaska, Legal Description T 6S R 13W SEC 20 SEWARD MERIDIAN HM 0003995 A A MATTOX SUB 1958 ADDN 2 LOT 28 from UR to RO; and

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

WHEREAS, the Homer Planning Commission held a public hearing on the amendment to the zoning map described herein on July 15, 2020 as required by Homer City Code 21.95.060(c); and

WHEREAS, The Homer Planning Commission found that (i) the proposed amendment to the zoning map is consistent with the Homer Comprehensive Plan and will further specific goals and objectives of the Plan; (ii) the proposed amendment to the zoning map applies a zoning district that is better suited to the property that is the subject of the amendment than the districts that the amendment will replace; and (iii) the amendment to the zoning map is in the best interest of the public, considering the effect of development resulting from the amendment, and the cumulative effect of similar development, on property within and in the vicinity of the area subject to the amendment and on the community, including without limitation effects on the environment, transportation, public services and facilities, and land use patterns; and

WHEREAS, the City Council adopts the findings by the Homer Planning Commission and has determined that these findings are sound.

NOW, THEREFORE, THE CITY OF HOMER ORDAINS:

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

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

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

48
49 ENACTED BY THE CITY COUNCIL OF HOMER, ALASKA, this 24 day of August, 2020.

50
51 CITY OF HOMER

52 Ken Castner
53 _____
54 KEN CASTNER, MAYOR

55 ATTEST:

56 Melissa Jacobsen
57 _____
58 MELISSA JACOBSEN, MMC, CITY CLERK

59
60 YES: 4

61 NO: 2

62 ABSTAIN: 0

63 ABSENT: 0

64
65 First Reading: 8.10.20

66 Public Hearing: 8.24.20

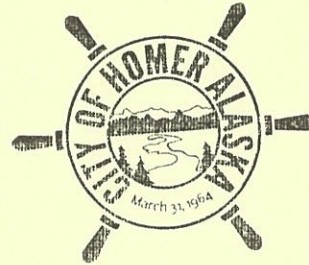
67 Second Reading: 8.24.20

68 Effective Date: 8.25.20

69
70 Reviewed and approved as to form.

71 Robert Dumouchel
72 _____
73 Robert Dumouchel, City Manager

74
75 Date: 28 AUG 20



76 _____
77 Michael Gatti, City Attorney

78 Date: _____