

## REGULAR MEETING AGENDA

### 1. Call to Order

### 2. Approval of Agenda

### 3. 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).

### 4. Reconsideration

### 5. 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 August 6, 2014 meeting **page 5**

### 6. Presentations

A. Public Speaker Carey Meyer – Public Safety Building Presentation

### 7. Reports

A. Staff Report PL 14-77, City Planner's Report **page 13**

### 8. 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 14-78, Proposal to expand the Residential Office Zoning District eastward along East End Road **page 21**

### 9. Plat Consideration

### 10. Pending Business

A. Staff Report PL 14-80, Proposal to amend to the Bridge Creek Watershed Protection District **page 41**

### 11. New Business

### 12. Informational Materials

A. City Manager's Report from August 11, 2014 City Council Meeting **page 45**

B. Resolution 14-086 scheduling a joint worksession with Homer City Council and the Advisory Planning Commission to discuss tower regulation and permit requirements, and other planning matters on Thursday, October 23, 2014 at 6pm **page 49**

C. Planning Commission Memo to City Council Re: CIP Recommendations **page 51**

D. Kenai Peninsula Borough Plat Committee Notice of Decision Re: Bidarka Heights Unit 3 Knutson Replat Preliminary Plat **page 55**

### 13. Comments of the Audience

Members of the audience may address the Commission on any subject. (3 minute time limit)

### 14. Comments of Staff

**15. Comments of the Commission**

**16. Adjournment**

Meetings will adjourn promptly at 9:30 p.m. An extension is allowed by a vote of the Commission.  
Next regular meeting is scheduled for September 3, 2014. A work session will be held at 5:30 pm.