

**CITY OF HOMER
PUBLIC HEARING NOTICE
PLANNING COMMISSION MEETING**

A **public hearing** is scheduled for **Wednesday, December 6, 2023** during the Regular Planning Commission Meeting. The meeting begins at 6:30 p.m. in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, AK; and by Zoom webinar at zoom.us or Telephone Dial 1-669-900-6833 or 1-253-215 8782; (Toll Free) 888-788-0099 or 877-853-5247; use Webinar ID: 979 8816 0903 and Passcode: 976062

AN ORDINANCE OF THE CITY COUNCIL OF HOMER, ALASKA AMENDING HOMER CITY CODE 21.10.030 AMENDING THE HOMER CITY ZONING MAP TO REZONE A PORTION OF THE RURAL RESIDENTIAL (RR) ZONING DISTRICT TO GENERAL COMMERCIAL 1 (GC1) ZONING DISTRICT. The rezone from Rural Residential (RR) Zoning District to General Commercial 1 (GC1) is proposed for the following address: 1491 Bay Avenue T 6S R 13W SEC 21 SEWARD MERIDIAN HM 0000839 BAY VIEW SUB LOT 163

A Request for Conditional Use Permit (CUP) 23-08, per HCC 21.24.030 (f), Planned Unit Developments. The applicant proposes a planned unit development consisting of a hotel, employee housing, and triplex residential units at the following addresses: 1563 Homer Spit Road, T 6S R 13W SEC 21 SEWARD MERIDIAN HM 0940051 BAYVIEW SUB NO 6 LOT 164-A; 1663 Homer Spit Road, T 6S R 13W SEC 21 SEWARD MERIDIAN HM 0940051 BAYVIEW SUB NO 6 LOT 164-B; and 1491 Bay Avenue T 6S R 13W SEC 21 SEWARD MERIDIAN HM 0000839 BAY VIEW SUB LOT 163

A proposal to vacate the B Street right-of-way within the Bayview Subdivision NO. 6 (HM 94-51), located in the SW1/4 SEC. 21, T. 6 S., R. 13 W., S.M.

A Request for Conditional Use Permit (CUP) 23-09, CUP 23-10, and CUP 23-11 per HCC 21.14.030 (i), More than one building containing a permitted principal use on a lot. The applicant proposes a duplex and two single dwelling units at each of the following addresses: 1149 Virginia Lynn Way, T 6S R 13W SEC 21 SEWARD MERIDIAN HM 0610256 VIRGINIA LYN SUB LOT 55; 1161 Virginia Lynn Way, T 6S R 13W SEC 21 SEWARD MERIDIAN HM 0610256 VIRGINIA LYN SUB LOT 54; and 1177 Virginia Lynn Way, T 6S R 13W SEC 21 SEWARD MERIDIAN HM 0610256 VIRGINIA LYN SUB LOT 53

A copy of the complete proposal is available for review at the at City Hall, City Clerk's Office, Lower Lobby located at 491 E. Pioneer Avenue and in the Planning Commission Meeting Agenda Packet that will be posted on the City website, at the Homer Public Library, and the City Clerk's office by 5pm on the Friday before the meeting. If you have questions, contact Ryan Foster at the Planning Office. Phone: (907) 435-3120, email: planning@ci.homer.ak.us or in-person at Homer City Hall.

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