



**KETCHIKAN GATEWAY BOROUGH
PLANNING COMMISSION/PLATTING BOARD
BOROUGH ASSEMBLY CHAMBERS
1900 FIRST AVENUE STE. 144
KETCHIKAN, AK 99901**

Please enter through the Parking Lot Access Doors

6:00 p.m.

AGENDA

June 13, 2023

A COMPLETE AGENDA PACKET IS AVAILABLE AT THE THE DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT AND ON THE BOROUGH WEBSITE. THE MEETING IS TELEVISIONED ON GCI AND KPU LOCAL CHANNELS. LIVE WEBSTREAM IS AVAILABLE ON THE BOROUGH WEBSITE AT <http://www.kgbak.us>

We request comments on agenda items be limited to ten minutes.

1. **CALL TO ORDER - PLEDGE OF ALLEGIANCE - ROLL CALL**
2. **PRESENTATION OF MINUTES**
 - A. Meeting Minutes from May 9, 2023
3. **SPECIAL ORDERS**
 - A. Acknowledgment of Jonathan Lappin's 25 Years of Service to the Ketchikan Gateway Borough.
4. **CORRESPONDENCE**
5. **PERSONS TO BE HEARD**
6. **UNFINISHED BUSINESS/ PUBLIC HEARINGS**
 - A. **Case 23-031** is a request for a right-of-way plat to extend Stensland Avenue and dedicate two sections of new right-of-way on a portion Lot 2F, A.S.L.S. 84-54 (Plat No. 93-28), lying north of the Gravina Island Highway. Filed by the Ketchikan Gateway Borough on May 12, 2023.
 - B. **Case 23-032** is a request for a preliminary plat to subdivide Lots 1 and 2, U.S. Survey 3536 into eleven lots, and dedicate a right-of-way; located north of the terminus of the Gravina Island Highway. Filed by Clam Cove Holdings LLC on May 2, 2023.
 - C. **Case 23-033** is a request for a major variance to allow a detached garage to be constructed in the side and front yard setback on Lot ZZ-1A, USS 2402. Located at 6899 Roosevelt Drive, Ketchikan Gateway Borough.

- D. **Case 23-034** is a request for conditional use permit to allow a mobile building to be used as a watchmen's quarters on Lot K1, USS 2554; located at 23 A/B & 27 Potter Road, Ketchikan Gateway Borough.
 - E. **Case 23-035** is a request for a preliminary plat to create six lots from Tract C, U. S. Survey 1666, and Lot 5B, H & A Development Subdivision, located at 2870 S Tongass Highway. Filed by John D. Allen on April 21, 2023.
 - F. **Case 23-036** is a request for a preliminary plat to create seven lots and dedicate right-of-way to extend Copper Ridge Lane from Lots 4D and Lot 8A, Crescent Key Subdivision, Phase 2, according to Plat 2015-22; located at the terminus of Copper Ridge Lane. Filed by Mark Johnson, Cole Johnson, and Paul and Theresa Hamilton on May 17, 2023.
 - G. **Case 23-040** Complete re-write of Title 18 of the Ketchikan Gateway Borough Code to clarify confusing language that was contained in the code when it was originally written in 1967 or was created by the dozens of amendments to the code, and to generally make it easier for the general public to understand and use it.
- 7. **NEW BUSINESS/ PUBLIC HEARINGS -** (Items below have been advertised) -
 - 8. **CONSENT AGENDA -** Matters listed under the consent agenda are considered to be routine and will be enacted by one motion and one vote. If anyone wishes to speak to or requests discussion on an item on this agenda, the item will be moved to the first item under Regular Business.
 - A. **Final Plat for Case 23-021** a request to vacate a portion of Tatsuda Way right-of-way and alter Lots 15DD, 16, 17 & 18, Block 28, U.S. Survey 437; located at the southeast intersection of Tatsuda Way and Stedman Street, City of Ketchikan.
 - 9. **REGULAR BUSINESS**
 - 10. **REMARKS-**
 - A. DIRECTOR'S REPORT
 - B. **COMMISSIONERS' COMMENTS**
 - 11. **ADJOURNMENT**

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