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# City of Bethel, Alaska

## --- Planning Commission Minutes

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September 11, 2008

Regular Meeting

Bethel, Alaska

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### CALL TO ORDER

A regular meeting of the Bethel Planning Commission was held on Sept. 11, 2008 at 6:30 p.m. in the City Council Chambers, 1st Floor City Hall, Bethel, Alaska.

John Guinn called the meeting to order at 6:30 p.m.

### ROLL CALL

Comprising a quorum of the Commission, the following were present:

Sharon Lindley	John Guinn	Hugh Dymont
Joy Shantz	Thor Williams	Abraham Palacios
Mike Walter	(late arrival)	

Excused absence(s):

Unexcused absence(s):

Also in attendance were the following:

Interim City Manager Lee Foley

Acting Public Works Director Chuck Willert

Planning Clerk Betsy Jumper

### PEOPLE TO BE HEARD –

#### **A. Matt Greenberg: Resident of Larson Subdivision:**

- \* Expressed concerns about possible development near Larson Subdivision.
- \* Several concerns about further developments in Bethel with the expenses of hauled water and sewer, increased cost of everything.
- \* Diminishing property values.

#### **B. Dan Hartman: Resident of Larson Subdivision:**

- \* Drainage issues.
- \* Code issues.
- \* Fairness issues.

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#### **C. John Sargent: Resident of Larson Subdivision:**

- \* Concerns about the Planning Dept. reading the submittal.
- \* Considerations about drainages and open space; contact ex-city planner.
- \* Treat everybody the same, fairly.
- \* What are the costs? Loss of residents. Increased financial burden on the City.

#### **D. Sarah Joneburg: Resident of Larson Subdivision:**

- \* Concerned about drainage and spring flooding.
- \* Financial costs of water/sewer.
- \* There are plenty of houses now; what's the necessity of a new housing development?

**E. Wes Charlton, not a resident of Larson Subdivision:**

- \* Concerns about water/sewer and over-development.
- \* Need to develop the doughnut hole.
- \* Need to get piped water in the downtown area.

**F. John Joneburg: Resident of Larson Subdivision:**

- \* Not anti-development, but need piped water/sewer.
- \*How do people get approval to build? Without a city planner and city attorney?
- \*Want things to be fair and not politics as usual.

**APPROVAL OF AGENDA**

<b>MOVED BY:</b>	Mike Walter	To approve the agenda for the Sept. 11, 2008 Planning Commission Meeting.
<b>SECONDED BY:</b>	Sharon Lindley	

<b>VOTE ON MOTION</b>	6 yes 0 no motion carried
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**APPROVAL OF MINUTES**

<b>MOVED BY:</b>	Joy Shantz	To approve the minutes from the July 10, 2008 Planning Commission Meeting.
<b>SECONDED BY:</b>	Mike Walter	

<b>VOTE ON MOTION</b>	6 yes 0 no motion carried
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**COMMUNICATIONS-** none

**PLANNERS REPORT:** (see attached)

**COMMISSIONERS COMMENTS:**

**Member Shantz:** Glad to see list of site plans. Concerns about things getting slipped through due to having no City Planner. Concerns about the site of the Bethel Search and Rescue building.

**Member Dymont:** Shares same concerns as Member Shantz. Concerns that acting city manager should also do city planner report. Concerns about the last two meetings; did not receive a packet. Unacceptable not having enough notice that a commission meeting was cancelled.

**Member Palacios:** Just playing catch-up here, happy to be here. Why couldn't we find a plat for that property? For things to pop up so suddenly after city planner leaves is heart-breaking for the community. I hope I can help.

**Member Walter:** Welcomes Mr. Palacios to the Planning Commission. Issues that Joy brought up with Bethel Search and Rescue concerns me as well.

**Member Lindsey:** Shares similar concerns as the other Members. The chaos of everything because summer is when it's busy and with no planner and attorney, everything seems chaotic. But, everything will fall in place.

**Chairman Guinn:** None this meeting.

**UNFINISHED BUSINESS-**none

**NEW BUSINESS:**

**ITEM A : Introduction of prospective City Planner, Daniel Shea, ,of Bloomfield, Iowa.**

Lee Foley introduced Daniel Shea to the Planning Commission Members.

**ITEM B: Discussion of the road options through the "doughnut hole".** (Discussion item)

Chuck Willert presented the three options for the doughnut hole. A discussion ensued.

**ITEM C: Reacquisition of Owl Street Park in accordance with BMC 4.08.010.**

<b>MOVED BY:</b>	Hugh Dymont	Item C tabled until next meeting and/or if a special meeting needs to be called.
<b>SECONDED BY:</b>	Thor Williams	

<b>VOTE ON MOTION</b>	7 yes 0 No motion Carried
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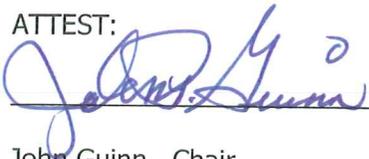
**ADJOURNMENT**

<b>MOVED BY:</b>	Joy Shantz	To adjourn the meeting at 8:07 p.m., Sept.11, 2008.
<b>SECONDED BY:</b>	Abe Palacios	

<b>VOTE ON MOTION</b>	7 Yes 0 No Meeting Adjourned
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APPROVED THIS 9 day of October 2008.

ATTEST:

  
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John Guinn, Chair