
City of Bethel, Alaska

Planning Commission

May 9, 2019

Regular Meeting

Bethel, Alaska

I. CALL TO ORDER:

A regular meeting of the Planning Commission was held on May 9, 2019 at the Bethel City Hall, Council Chambers in Bethel, Alaska. The Co-Chair of Commission, Lorin Bradbury called the meeting to order at 6:30 PM.

II. ROLL CALL:

Comprising a quorum of the Commission, the following members were present for roll call: Lorin Bradbury, John Guinn, Alex Wasierski, Shadi Rabi, Scott Campbell, and Tracy Beans.

Excused Absence: Kathy Hanson, Thor Williams.

Also Present: Pauline Boratko, Recorder; Patty Burley, City Attorney; Betsy Jumper, City Planner; and Jeff Chihosz, Alaska Commercial Company (AC) Representative.

III. PEOPLE TO BE HEARD:

Jon Cochrane- approves the AC Conditional Use Permit (CUP)

Bonnie Bradbury- opposes the AC CUP

Cezary Maczynski- police don't perform duty of public intoxication

Cezary Maczynski- approves the AC CUP via written testimony

Jenni Dobson- opposes the AC CUP

Robert Hoffman- we need a detox center

Robert Lekander- opposes the AC CUP

Tauni Rodgers-opposes the AC CUP via written testimony

IV. APPROVAL OF THE AGENDA:

MOVED:	John Guinn	Motion to approve the agenda
SECONDED:	Alex Wasierski	
VOTE ON MOTION	Unanimous	

V. APPROVAL OF THE MINUTES:

MOVED:	Shadi Rabi	Motion to approve the April 11, 2019 regular meeting minutes.
SECONDED:	John Guinn	
VOTE ON MOTION	Unanimous	

VI. SPECIAL ORDER OF BUSINESS:

VI. NEW BUSINESS:

- A. PUBLIC HEARING: Request for Conditional Use Permit- On March 28, 2019, the City of Bethel Planning Office received an application from the Alaska Commercial Company for a Conditional Use Permit (CUP) to open a package retail sales store for alcohol. The legal description lots 3A and 3B, block 15 of United States Survey 3230 A&B, Plat No. 80-5 in the Bethel Recording District. The physical address is 811 Third Avenue. (action item)

Co-Chair Lorin Bradbury opened the public hearing.

City Planner, Betsy Jumper gave her presentation. The Planning Commissioner's then asked the Planner any questions.

AC Co. Representative, Jeff Chihosz gave his presentation and then the Planning Commissioner's asked questions of the Representative.

People to be heard were:

Jon Cochrane- approves AC CUP
Alyssa Gustavson-opposes AC CUP and location
Bonnie Bradbury-opposes AC CUP
Cezary Maczynski-approves the AC CUP and location
Henry Hunter- opposes AC CUP due the effects it has on community
Peter Evon- Representing ONC and self, opposes AC CUP, recommends city to take a look at running a package store themselves.
Walter Jim- ONC tribe opposes AC CUP
Amber Jones- opposes AC CUP
Susan Murphy for Kathy Hanson-opposes AC CUP
Susan Murphy- opposes AC CUP

AC Company Jeff Chihosz responded to the public comments

*Commissioner Guinn left the meeting at 7:30 pm.
Co- Chair Lorin Bradbury left the meeting at 8:10 pm.*

Under land use code 18.60.040 City Planner Betsy Jumper recommends the approval of AC Company CUP.

MOVED:	Shadi Rabi	Motion to nominate Alex Wasierski to Chair the meeting.
SECONDED:	Scott Campbell	
VOTE ON MOTION	Unanimous	

MOVED:	Shadi Rabi	Motion to postpone the decision of approving or disapproving AC CUP to June 2019 regular meeting in order to obtain more information.
SECONDED:	Tracy Beans	
VOTE ON MOTION	3 yes, 1 no: Alex Wasierski- no, Tracy Beans-yes, Scott Campbell-yes, Shadi Rabi-yes; motion passes	

MOVED:	Shadi Rabi	Motion to close public hearing.
SECONDED:	Scott Campbell	
VOTE ON MOTION	Unanimous	

- B. Procedures for changing the BMC 18.48 (Bethel Municipal Code) for off street parking and loading (discussion item)-tabled

VI. PLANNER'S REPORT: Betsy gave her report.

VII. COMMISSIONER'S COMMENTS:

- S. Rabi-** no comment
- A. Wasierski-** no comment
- S. Campbell-** no comment
- T. Beans-** no comment

X. ADJOURNMENT:

MOVED:	Shadi Rabi	Motion to adjourn the meeting.
SECONDED:	Scott Campbell	
VOTE ON MOTION	Unanimous	

With no further business the meeting adjourned at 8:45 pm
APPROVED THIS 12th DAY OF JUNE, 2019



ATTEST: Pauline Boratko, Recorder



Lorin Bradbury, Co-Chair