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# City of Bethel, Alaska Planning Commission

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January 10, 2013

Regular Meeting

Bethel, Alaska

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## I. CALL TO ORDER

A regular meeting of the Planning Commission was held on January 10, at 6:30 pm in the City Hall conference room in Bethel, Alaska.

## II. ROLL CALL

Present: Chairman John Guinn; Vice-chair Joy Shantz

Excused Absences: Mike Walter, Abe Palacios, Cliff Linderoth, and Rick Robb

Ex -Officio members present: Rachael Pitts, Planning Director; Betsy Jumper, Recorder

Due to a lack of quorum, a meeting was not held.

 - 3-14-13  
Betsy Jumper, Recorder

  
John Guinn, Chairman

# City of Bethel, Alaska

## Planning Commission

February 14, 2013

Regular Meeting

Bethel, Alaska

### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Recorder, Betsy Jumper, called the meeting to order at 6:35 pm.

### II. ROLL CALL

Compromising a quorum of the Commission, the following members were present for roll call: Rick Robb, Mike Walter, Abe Palacios, Cliff Linderoth; absent: John Guinn and Joy Shantz. Ex -Officio members present were the following: Rachael Pitts, Planning Director and Betsy Jumper, Recorder.

### MOTION TO NOMINATE ABE PALCIOS PRO-TEM CHAIRMAN OF THE PLANNING COMMISISON

<b>MOVED:</b>	Rick Robb	To nominate Abe Palacios as the pro-tem chairman for the Feb. 14, 2013 meeting.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor 4 Motion passes; 4 yes and 0 opposed.	

### III. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR THE FEBRUARY 14, 2013 MEETING

<b>MOVED:</b>	Rick Robb	To approve the agenda for the February 14, 2013 meeting with noted changes, to move Item "B" under New Business, Kipsusvik building site plans, to the people to be heard portion of the agenda.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor 4 Motion passes; 4 yes and 0 opposed.	

### IV. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE NOVEMBER 8, 2012 Meeting

<b>MOVED:</b>	Mike Walter	To approve the minutes of the November 8, 2012 meeting.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>	All in favor 4 yes motion passes; 4 yes and 0 opposed.	

**V. PEOPLE TO BE HEARD:** Anna Hoffman of the Bethel Native Corporation spoke to the commission about the Kipsusvik building; the group looked over the site plans and some of the materials that will be used for the interior of the theater and store/food court area. A big sign will go up at the building site to let the public know that this will be a BNC project, as there was some confusion as to what was going there. Both groundwork and building site plan permits have been issued for this project.

**VI. PLANNER'S REPORT:** Rachael went over and answered questions on the monthly planners report.

**VII. COMMISSIONER'S COMMENTS:** Rick updated the group on an initial meeting on the homeless situation in Bethel (there appears to be 100 or so) and the meeting was with other organizations of Bethel as well as the City. Rick also updated the group on the Polk road issue, there's no resolution in sight at this time. The Governor was here as well and we met with him and Polk Road was one of the topics discussed. The airport road extension around/near the new Veteran's Memorial Park/Gun Club Shooting range is causing a stir-- maybe have this on next month's agenda. Cliff, Bubba, and Mike had no comments.

**VIII. SPECIAL ORDER OF BUSINESS:**

**A. City Clerk Planning Commission Training:** The City Clerk gave her annual planning commission training.

**B. Election of Planning Commission Chairman**

**C. Election of Planning Commission Vice-Chairman**

**MOTION TO TABLE THE ELECTION OF THE PLANNING COMMISSION CHAIRMAN**

<b>MOVED:</b>	Mike Walter	To table the election of the planning commission chairman until the next planning meeting in March.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor 3 yes motion fails; 3 yes and 1 opposed.	

A discussion resulted as to why it should be postponed/tabled. After a brief debate:

**MOTION TO TABLE THE ELECTION OF THE PLANNING COMMISSION CHAIRMAN**

<b>MOVED:</b>	Cliff Linderoth	To postpone the election of the planning commission chairman until the next planning meeting in March.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor 4 yes motion fails; 4 yes and 0 opposed.	

**MOTION TO POSTPONE THE ELECTION OF THE PLANNING COMMISSION VICE-CHAIRMAN**

<b>MOVED:</b>	Rick Robb	To postpone the election of the vice-chairman until the next planning meeting in March.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor 4 yes motion passes; 4 yes and 0 opposed.	

**IX. UNFINISHED BUSINESS:** None.

- X. **NEW BUSINESS: A. Rewriting the Bethel Municipal Code on Nuisance Properties (to focus on abandoned homes and focusing responsibility for regulatory process to city staff) Sec. 15.03-abandoned homes, to rescind Sec. 15.04.** Rachael gave an overview of this rewriting, where the city staff would be responsible for the regulatory processes, rather than the City Council.

**MOTION TO POSTPONE THIS MATTER UNTIL NEXT MEETING**

<b>MOVED:</b>	Cliff Linderoth	To postpone the issue of Nuisance Properties and rewriting the Bethel Municipal Code until next Planning Commission meeting in March and make it an action item.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor 1 yes motion fails; 1 yes and 3 opposed.	

A discussion ensued regarding the rewriting of this matter.

**XI. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Cliff Linderoth	To adjourn the meeting at 8:45.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-yes 0 no Motion passes; yes and 0 opposed.	

Next meeting on March 14, 2013.

*Betsy Jumper* - 3-14-13  
Betsy Jumper, Recorder

*John Guinn*  
John Guinn, Chairman

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# City of Bethel, Alaska

## Planning Commission

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March 14, 2013

Regular Meeting

Bethel, Alaska

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### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, called the meeting to order at 6:30 pm.

### II. ROLL CALL

Compromising a quorum of the Commission, the following members were present for roll call: John Guinn, Joy Shantz, Rick Robb, Mike Walter, Abe Palacios, and Cliff Linderoth.

Ex -Officio members present were the following: Rachael Pitts, Planning Director and Betsy Jumper, Recorder

### III. PEOPLE TO BE HEARD

- None

### IV. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR THE MARCH 14, 2013 MEETING

<b>MOVED:</b>	Joy Shantz	To approve the agenda for the March 14, 2013 meeting.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>		
All in favor Motion passes; 6 yes and 0 opposed.		

### V. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE FEBRUARY 14, 2013 MEETING

<b>MOVED:</b>	Mike Walter	To approve the minutes of the Feb. 14, 2013 meeting.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>		
All in favor Motion passes; 6 yes and 0 opposed.		

**VI. PLANNER'S REPORT:** Rachael went over the monthly planner's report.

**VII. COMMISSIONER'S COMMENTS:** Joy inquired about the "APOC" statements, what the status is, etc. and Rick informed her that the City Clerk and Council are formulating a new financial disclosure statement that should hopefully be done soon. Rick also shared with the group the status of the Airport Master Plan.

**VIII. SPECIAL ORDER OF BUSINESS:** A. Election of Planning Commission Chairman; B. Election of Planning Commission Vice-chairman.

**MOTION TO ELECT JOHN GUINN AS CHAIRMAN**

<b>MOVED:</b>	Joy Shantz	To elect John Guinn as Chairman of the Planning Commission.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

**MOTION TO ELECT JOY SHANTZ AS VICE-CHAIRMAN**

<b>MOVED:</b>	Abe Palacios	To elect Joy Shantz as Vice-Chairman of the Planning Commission.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

**IX. UNFINISHED BUSINESS:** A. Rewriting the Bethel Municipal Code (BMC) on Nuisance Properties (to focus on abandoned homes and focusing responsibility for regulatory process to city staff) Sec. 15.03-abandoned homes, to rescind 15.04.

The Planning Commission went over the proposed revision to the BMC in depth and came up with some changes.

**MOTION TO CHANGE/AMEND THE DEFINITION OF ITEM "E" (section 15.03.010)**

<b>MOVED:</b>	Rick Robb	To change the language of "E" fire hazard language—to delete part of the definition in the paragraph and to insert "any combustible or explosive material stored in a negligent and unsafe manner".
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

**MOTION TO STRIKE THE WORD "MORALS" THROUGHOUT SECTION 15.03**

<b>MOVED:</b>	Joy Shantz	To get rid of the words "morals", throughout Section 15.03 of the BMC.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

**MOTION TO STRIKE THE WORD "IMMORAL" IN ALL INSTANCES FROM SEC. 15.03**

<b>MOVED:</b>	Mike Walter	To remove the word "immoral" throughout Section 15.03 of the BMC.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

**MOTION MADE IN ALL INSTANCES WHERE IT SAYS "CITY PLANNER, OR THEIR DESIGNEE" TO CHANGE IT TO "CITY PLANNER, OR ACTING CITY PLANNER" UNDER SEC. 15.03.050 NOTICE AND ABATEMENT**

<b>MOVED:</b>	Mike Walter	To remove "City Planner or their designee" to "City Planner and Acting City Planner" under Section 15.03.050 of the BMC.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 5 yes and 1 opposed.	

**MOTION TO AMEND IN ALL INSTANCES, " FIRE CHIEF AND ACTING FIRE CHIEF, THE POLICE CHIEF AND ACTING POLICE CHIEF" AND DELETE "DESIGNEE" UNDER SECTION 15.03.040, NUMBER 5.**

<b>MOVED:</b>	Mike Walter	To amend in all instances "fire chief and acting fire chief, the police chief and acting police chief" and delete "designee".
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion fails; 0 yes and 6 opposed.	

**MOTION TO ACCEPT AND RECOMMEND TO CITY COUNCIL, THE REWRITE OF SECTION 15.03 WITH NOTED CHANGES**

<b>MOVED:</b>	Joy Shantz	To accept the rewrite of Abandoned Homes, Section 15.03 (to rescind Sec. 15.04).
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

- X. NEW BUSINESS:** Zoning change for a new proposed residential subdivision ("Snowridge") Subdivision, located East and West of Tundra Ridge Road, and South of Tundra Ridge Subdivision.

**XI. MOTION TO ACCEPT THE ZONING CHANGE.**

<b>MOVED:</b>	Mike Williams	To accept/approve the zoning change, from General Use, Preservation, and no designated zoning district, to Residential Zoning for the Snowridge Subdivision.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

**XII. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Joy Shantz	To adjourn the meeting at 8:00 pm.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

Next meeting will be on April 11, 2013.

*Betsy Jumper* -5-9-13  
 Betsy Jumper, Recorder

*John Guinn*  
 John Guinn, Chairman

# City of Bethel, Alaska

## Planning Commission

April 11, 2013

Regular Meeting

Bethel, Alaska

### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6:30 pm in the City Hall conference room in Bethel, Alaska.

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

### II. ROLL CALL

Compromising a quorum of the Commission, the following members were present for roll call: John Guinn, Mike Walter, Abe Palacios, and Cliff Linderoth. Excused: Joy Shantz and Rick Robb.

Ex -Officio members present were the following:

Rachael Pitts, Planning Director

Betsy Jumper, Recorder

### III. PEOPLE TO BE HEARD

- None

### IV. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR THE APRIL 11, 2013 MEETING

<b>MOVED:</b>	Abe Palacios	To approve the agenda for the April 11, 2013 meeting, with changes, to table item A, under New Business, until May 2013 Planning Commission meeting.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

### V. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE MARCH 14, 2013 Meeting

<b>MOVED:</b>	Mike Walter	To approve the minutes of the March 14, 2013 meeting.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

**VI. PLANNER'S REPORT:** Rachael gave an overview of the Planner's report.

**VII. COMMISSIONER'S COMMENTS:** Cliff shared with the group some upcoming issues/concerns/background regarding the infrastructure of the Bethel Trailer Court area.

**VIII. UNFINISHED BUSINESS:** None.

**IX. NEW BUSINESS:** Request by the Yukon-Kuskokwim Health Corporation to vacate a right-of-way easement at 700 Chief Eddie Hoffman Highway. The request was filed on March 14, 2013. Property is United States Survey No. 4117, Lot 51, approximately 28,296 square feet. (tabled until May's meeting).

**X. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Mike Walter	To adjourn the meeting at 6:45.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

Next meeting will be on May 9 2013.

*Betsy Jumper - 5-9-13*  
Betsy Jumper, Recorder

  
John Gunn, Chairman

# City of Bethel, Alaska

## Planning Commission

May 9, 2013

Regular Meeting

Bethel, Alaska

### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, 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: John Guinn, Joy Shantz, Mike Walter, Abe Palacios, Rick Robb, and Cliff Linderoth. Ex -Officio members present were the following: Rachael Pitts, Planning Director, and Betsy Jumper, Recorder.

### III. PEOPLE TO BE HEARD

- None

### IV. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR MAY 9, 2013 MEETING

<b>MOVED:</b>	Joy Shantz	To approve the agenda for the May 9, 2013 meeting.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

### V. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE APRIL 11, 2013 Meeting

<b>MOVED:</b>	Abe Palacios	To approve the minutes of the April 11, 2013 meeting.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

### VI. PLANNER'S REPORT:

Rachael went over the monthly planner's report. Rick wondered about the status of the proposed Nuisance rewriting/revisions that were done a couple of months ago.

#### V. MOTION TO FORWARD THE NUISANCE REWRITING/CHANGES OF THE BMC TO COUNCIL THAT THE PLANNING COMMISSION HAD PASSED PREVIOUSLY

<b>MOVED:</b>	Joy Shantz	To immediately forward the revised/changed BMC Nuisance
<b>SECONDED:</b>	Rick Robb	

	section to the City Council.
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.

**VII. COMMISSIONER'S COMMENTS:** **Mike** stated he hopes the council approves his financial statement as is; he hopes he doesn't have to resign from the Planning Commission because of the overly intrusive questions on the financial disclosure form. **Joy** thought about downloading the old APOC form; she will turn in some sort of financial disclosure, and also stated she would like to see the specific listings of site plan permits issued. **Rick** stated he fought hard to simplify the financial disclosure forms to City Council.

**VIII. UNFINISHED BUSINESS:** None.

**IX. NEW BUSINESS:** A. Conditional Use Application from United Utilities, Inc., for a Telecommunications Tower and Utility Structure to be located at 9116 Ptarmigan Street, Bethel, Alaska 99559.

**Russ McDonald** of United Utilities spoke on the subject of wanting to install a cell tower in the Tundra Ridge area, specifically lot 15, block 10, plat 80-2 (9116 Ptarmigan St.). **William Ferguson**, a citizen of Bethel, expressed concerns, chief amongst them the devaluation of his residence next door and that the proposed lot is in a drainage area. Mr. Ferguson also expressed a concern with the lot size, i.e., is it big enough? And could/would the tower ever fall? A lengthy discussion ensued, bringing with it a myriad/plethora of questions, such as: could the tower length be shortened; should soil samples/engineering be done?; issues with the flight path, has anyone checked with the FAA?; is there any non-residential zoning in the Tundra Ridge area where the tower could be placed? The Planning Director stated that the conditional use permit could include the clearance of airspace approval by the DOT/Bethel Airport. Mr. McDonald stated a fence could be built around the structure. It was decided to table the issue until further information could be provided. A special meeting could be held too if need be to facilitate this issue to accommodate the short summer construction season. Commissioner Linderoth asked to be excused in the discussion/action item due to a conflict of interest. Chair Guinn accepted.

**MOTION TO TABLE THE CONDITIONAL USE APPLICATION REQUEST FROM UNITED UTILITIES**

<b>MOVED:</b>	Joy Shantz	To table the conditional use application from United Utilities, Inc. for a telecommunications tower and utility structure to be located at 9116 Ptarmigan Street, Bethel, Alaska 99559 until further findings are presented/answered:.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 5 yes and 0 opposed.	

**B.** Request by the Yukon Kuskokwim Health Corporation for a right-of-way vacation, easement vacation, and additional easement at 700 Chief Eddie Hoffman Highway. The request was filed on March 14, 2013. Property is United States Survey No. 4117, Lot 5, approximately 28,296 square feet.

Commissioner Robb asked to be excused in the discussion/action item due to a conflict of interest. Chair Guinn accepted.

Rachael spoke of an issue that had arisen concerning this agenda item; the applicant had made a change to the original plan. After some discussion, it was decided to postpone until further information could be collected.

**MOTION TO POSTPONE THE REQUEST BY YKHC FOR A RIGHT OF WAY EASEMENT**

<b>MOVED:</b>	Joy Shantz	To postpone the request by YKHC for a right-of-way vacation, easement vacation, and additional easement at 700 Chief Eddie Hoffman Highway.
	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 5 yes and 0 opposed.	

C. Zoning Change for a new Proposed Residential ("Snowridge") Subdivision, located East and West of Tundra Ridge Road, and South of Tundra Ridge Subdivision.

**MOTION TO ACCEPT THE ZONING CHANGE**

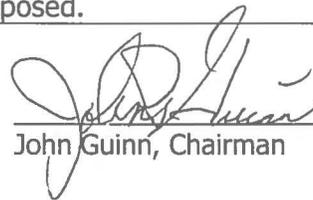
<b>MOVED:</b>	Mike Walter	To accept/approve the zoning change, from General Use, Preservation, and no designated zoning district, to Residential and Preservation zoning for the Snowridge Subdivision.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

**X. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Abe Palacios	To adjourn the meeting at 7:45.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 6 yes and 0 opposed.	

Next meeting will be on June 13, 2013.

*Betsy Jumper - 6-13-13*  
Betsy Jumper, Recorder

  
John Guinn, Chairman

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# City of Bethel, Alaska

## Planning Commission

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May 23, 2013

Special Meeting

Bethel, Alaska

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### **I. CALL TO ORDER**

A special meeting of the Planning Commission was held on May 23, 2013 at 6:30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, 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: John Guinn, Joy Shantz, Mike Walter, Abe Palacios, and Cliff Linderoth. Ex -Officio members present were the following, Rachael Pitts, Planning Director and Betsy Jumper, Recorder. Others present: Russ McDonald of United Utilities, and two engineers with United Utilities.

### **III. PEOPLE TO BE HEARD (5 minute Limit)**

**Citizen Lisa Meyers** called in earlier in the day to the Planning Department and voiced her opposition against the tower – she heard they emit radiation. **Citizen William Ferguson** spoke out against the cell tower, stating GCI is only about economic gain; voicing concerns about his property being devalued and health issues cell towers can cause, including mental illness. He provided information about property devaluation in the state of California. Also, the Tundra Ridge covenants state that the Tundra Ridge neighborhood is strictly residential. **Citizen Tim Bee** voiced his concerns about living next door to a cell tower, specifically how it would affect his DISH Satellite television reception, and did not like the cell tower going in at a residential location. **Citizen Joanne Neck** stated she was not worried about the tower.

**IV. UNFINISHED BUSINESS:** A. Public Hearing: Conditional Use Application from United Utilities, Inc., for a Telecommunications Tower and Utility Structure to be located at 9116 Ptarmigan Street, Bethel, Alaska 99559.

The City Planner provided an introduction of the request.

The United Utilities Company employees gave a presentation about the proposed cell tower located in the Tundra Ridge subdivision. They indicated that the tower would augment present cell phone capabilities in the city. The new tower would allow better coverage in Tundra Ridge, Uivik, Larsen, and Kasayuli subdivisions. This is a chance for GCI to address complaints from customers that the cell phone reception is bad in parts of the city. They stated that there are no ill effects from the towers, and that they are designed to withstand high winds. The tower would not impair television reception in the neighborhood. Specifically addressed were some issues brought up by Commission members at the previous meeting on May 9<sup>th</sup>:

Can the tower be shortened? The tower would be most effective at 60 feet in height.  
Are there issues with the airport flight path? Initial contact with TOWAIR indicates that the tower will not need to be registered.

Is there a different location to put the tower? At this time the present location is considered the best available. Finding a new location will add a year to the process.  
 Are the soils and drainage at the site adequate for a tower? The drainage is good at the site, it is not in the floodplain. The tower base in the existing soil will be adequate support.

Representatives of United provided information on the effects of a tower on property values, and issues of exposure to radio frequency fields.

The Planning Commission members discussed the topics at length.

The findings of the Planning Commission were:

1. This land use is not appropriate in Residential zoning.
2. The Tundra Ridge covenants permit commercial use on only a few lots, and not on this one.
3. The effects of such towers on health cannot be verified at this time.

(Cliff Linderoth asked to be excused from voting due to a conflict of interest; Chair Guinn accepted).

<b>MOVED:</b>	Joy Shantz	Approve the Conditional Use Application
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	0-4 Motion Fails; Guinn, Shantz, Walter, Palacios opposed	

**VI. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Joy Shantz	To adjourn the meeting at 7:50.
<b>SECONDED:</b>	Mike Walter	
<b>VOTE ON MAIN MOTION</b>	All in favor 5-0 Motion passes; 5 yes and 0 opposed.	

  
 John Guinn, Chairman

 -6-13-13  
 Betsy Jumper, Recorder

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# City of Bethel, Alaska

## Planning Commission

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June 13, 2013

Regular Meeting

Bethel, Alaska

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### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, called the meeting to order at 6:30 pm.

### II. ROLL CALL

Compromising a quorum of the Commission, the following members were present for roll call:

John Guinn, Joy Shantz (telephonically), Abe Palacios, Cliff Linderoth and Rick Robb. Absent: Mike Walter. Also present was recorder Betsy Jumper.

### III. PEOPLE TO BE HEARD

- None

### IV. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR THE JUNE 13, 2013 MEETING

<b>MOVED:</b>	Abe Palacios	To approve the agenda for the June 13, 2013 meeting.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 5 yes and 0 opposed.	

### V. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE MAY 9, 2013 MEETING AND THE SPECIAL MEETING MAY 23, 2013

<b>MOVED:</b>	Abe Palacios	To approve the minutes of the May 9, 2013 meeting and the minutes of the special meeting May 23, 2013.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 5 yes and 0 opposed.	

**VI. COMMISSIONER'S COMMENTS:** Rick expressed concerns about the proposed changes to the BMC nuisance rewriting/revisions, specifically why haven't the changes/recommendations gone over to the council as the Planning Commission directed. Also, the tower hearing appeal is set for June 24<sup>th</sup>.

**VII. UNFINISHED BUSINESS:** None.

**VIII. NEW BUSINESS:** A. Resolution 2013-01, Disapproving the Conditional Use Permit Application for a Sixty-foot telecommunications tower at 9116 Ptarmigan Street, Plat 80-2, Block 10, Lot 15, Bethel, Alaska 00559. Cliff Linderoth abstained from voting due to a previously discussed conflict of interest.

**MOTION TO ACCEPT THE RESOLUTION**

<b>MOVED:</b>	Abe Palacios	To accept resolution 2013-01 disapproving the conditional use permit for a telecommunications tower.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>		
All in favor		Motion passes; 4 yes and 0 opposed.

**IX. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Abe Palacios	To adjourn the meeting at 6:45.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>		
All in favor		Motion passes; 5 yes and 0 opposed.

Next meeting will be on July 11, 2013.

*Betsy Jumper* - 7-11-13  
 Betsy Jumper, Recorder

*John Guinn*  
 John Guinn, Chairman

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# City of Bethel, Alaska

## Planning Commission

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July 11, 2013

Regular Meeting

Bethel, Alaska

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### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, called the meeting to order at 6:45 pm.

### II. ROLL CALL

Comprising a quorum of the Commission, the following members were present for roll call:

John Guinn, Joy Shantz (telephonically), Abe Palacios, and Rick Robb. Absent: Excused absence: Cliff Linderoth.

Ex-Officio members present Rachael Pitts, Planning Director, and Betsy Jumper, Recorder.

### III. PEOPLE TO BE HEARD

- None

### IV. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR THE JULY 11, 2013 MEETING

<b>MOVED:</b>	Abe Palacios	To approve the agenda for the July 11, 2013 meeting.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>		
All in favor Motion passes; 4 yes and 0 opposed.		

### V. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE JUNE 13, 2013 MEETING L MEETING

<b>MOVED:</b>	Joy Shantz	To approve the minutes of the June 13, 2013 meeting.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>		
All in favor Motion passes; 4 yes and 0 opposed.		

- VI. PLANNER'S REPORT:** Rachael presented the monthly planner's report. Bubba asked about site plan permits issued. Joy asked about the Kipsusvik Road area; did the plat show the access on the site plan?
- VII. COMMISSIONER'S COMMENTS:** Joy: asks that everyone please speak up loudly and clearly so she can hear in order to make decisions; John: requests that people come up to the table in order to accommodate Joy's request; Rick: went over the Council's decision and reasons for referring the conditional use application/appeal of the cell tower back to the Planning Commission; John: apologized for being late and commented on the beautiful weather.
- VIII. UNFINISHED BUSINESS:** Public Hearing; Conditional Use Application from United Utilities, Inc., for a Telecommunications Tower and Utility Structure to be located at 9116 Ptarmigan Street, Bethel, Alaska, 99559
- IX.** Chairman Guinn opened the public hearing.

**PEOPLE TO BE HEARD:**

- Hugh Forbes** spoke in favor of the tower;
- Nick Miller**, a UUI/GCI Engineer, gave a power point presentation on the cell tower;
- David Trantham**- spoke in opposition against the tower;
- John Wallace** – spoke in favor of the tower;
- Lori Strickler** – spoke in opposition against the tower;
- Jerry Williams** –spoke in opposition against the tower;
- Tim Bee** – spoke in opposition against the tower;
- Tim Meyers, Lisa Meyers, and Tiffany Tony** submitted emails opposing the tower;
- Craig Mollerstuen** – spoke in favor of the tower.

A petition in favor of the tower was submitted by GCI, with approximately 139 names.

Chairman Guinn closed the public hearing.

The Planning Commission members discussed the topics at length.

The findings of the Planning Commission:

1. The conditional use application does not conform to the intent and purpose of the land use per the Bethel Municipal Code, Section 18.60.040, specifically B, numbers 4 and 5.
2. The applicant should find a commercial piece of land.

**MOTION OF THE CONDITIONAL USE PERMIT APPLICATION SUBMITTED FROM UNITED UTILITIES, INC., FOR A TELECOMMUNICATIONS TOWER AND UTILITY STRUCTURE LOCATED AT 9116 PTARMIGAN STREET, BETHEL, ALASKA 99559. LEGAL DESCRIPTION PLAT #81-2, LOT 15, BLOCK 10.**

<b>MOVED:</b>	Rick Robb	To approve a conditional use application submitted from United Utilities, Inc., for a telecommunications tower and utility structure to be located at 9116 Ptarmigan Street in Bethel, AK. 99559. Legal description plat #81-2, Lot 15, Block 10.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion fails; 1 yes and 3 opposed; Robb aye; Shantz, Palacios, and Guinn, nay.	

**X. NEW BUSINESS: A. COMMISSIONER MIKE WALTER RESIGNATION MOTION TO ACCEPT MIKE WALTER'S RESIGNATION FROM THE PLANNING COMMISSION**

<b>MOVED:</b>	Abe Palacios	To accept Mike Walters' resignation from the Planning Commission.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

**XI. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Abe Palacios	To adjourn the meeting at 8:30.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

Next meeting will be on August 8, 2013.

  
Betsy Jumper, Recorder

  
John Guinn, Chairman

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# City of Bethel, Alaska

## Planning Commission

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August 8, 2013

Regular Meeting

Bethel, Alaska

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### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, called the meeting to order at 6:30 pm.

### II. ROLL CALL

Compromising a quorum of the Commission, the following members were present for roll call: John Guinn, Rick Robb, Cliff Linderoth, and Joy Shantz. Excused: Abe Palacios.

Ex -Officio members present were the following:

Rachael Pitts, Planning Director

Betsy Jumper, Recorder

### III. PEOPLE TO BE HEARD

- None

### IV. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR THE AUGUST 8, 2013 MEETING

<b>MOVED:</b>	Joy Shantz	To approve the agenda for the August 8, 2013 meeting.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>		
All in favor Motion passes; 4 yes and 0 opposed.		

### V. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE JULY 11 2013 Meeting

<b>MOVED:</b>	Joy Shantz	To approve the minutes of the July 11, 2013 meeting.
<b>SECONDED:</b>	Rick Robb	
<b>VOTE ON MAIN MOTION</b>		
All in favor Motion passes; 4 yes and 0 opposed.		

**VI. PLANNER'S REPORT:** Rachael talked about the activities of the planning department.

**VII. COMMISSIONER'S COMMENTS:** Cliff asks people to think about Donlin Creek and the impact/effect it will have on the infrastructure of Bethel; Rick says the abandoned homes ordinance goes to Council next week; John asks the Planning Director to advertise the two open vacancies on the Planning Commission.

**VIII. UNFINISHED BUSINESS:** None.

**IX. NEW BUSINESS: A. Calendar for the Planning Commission Meetings for the Remainder of the Year:** After a brief discussion, it was decided to keep the calendar as is for the remainder of 2013. **B. Planning for the APA/AML:** The Planning Director inquired as to who might be interested in attending as there is travel money in the budget. Joy said yes, but doesn't know for sure; Cliff is interested but would like more information on it; John will think about it, and Rick said it depends.

**X. ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Cliff Linderoth	To adjourn the meeting at 6:50 pm.
<b>SECONDED:</b>	Joy Shantz	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

Next meeting will be on September 12, 2013.

  
Betsy Jumper, Recorder

  
John Guinn, Chairman

# City of Bethel, Alaska

## Planning Commission

October 10, 2013

Regular Meeting

Bethel, Alaska

### I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, called the meeting to order at 6:30 pm.

### II. ROLL CALL

Compromising a quorum of the Commission, the following members were present for roll call: John Guinn, Joy Shantz, Cliff Linderoth, Abe Palacios.

Ex -Officio members present were the following:

Rachael Pitts, Planning Director

### III. PEOPLE TO BE HEARD

- None

### IV. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA FOR THE OCTOBER 10 , 2013 MEETING

<b>MOVED:</b>	Joy Shantz	To approve the agenda for the Oct. 10, 2013 meeting.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

### V. APPROVAL OF MINUTES

#### MOTION TO APPROVE THE MINUTES FROM THE SEPTEMBER 12, 2013 Meeting

<b>MOVED:</b>	Joy Shantz	To approve the minutes of the Sept. 12, 2013 meeting.
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

**VI. COMMUNICATIONS:** None

**VII. PLANNER'S REPORT:** Rachael passed out the list of site plan permits issued. Also, copies of an aerial photo of the sandpits of Kasayuli Subdivision were handed out.

**VIII. COMMISSIONER'S COMMENTS:** Joy: glad to see that all the refrigerators have been removed from Ridgecrest Drive.

IX. **UNFINISHED BUSINESS:** None

X. **NEW BUSINESS:** None

XI. **ADJOURNMENT, Motion to adjourn the meeting.**

<b>MOVED:</b>	Joy Shantz	To adjourn the meeting at 640
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor Motion passes; 4 yes and 0 opposed.	

Next meeting will be on November 14, 2013.

  
Betsy Jumper, Recorder

  
John Guinn, Chairman

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# City of Bethel, Alaska Planning Commission

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November 14, 2013

Regular Meeting

Bethel, Alaska

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## I. CALL TO ORDER

A regular meeting of the Planning Commission was held on at 6: 30 pm in the City Hall conference room in Bethel, Alaska.

Chairman, John Guinn, called the meeting to order at 6:50 pm.

## II. ROLL CALL

The following members were present for roll call: John Guinn, Joy Shantz, Cliff Linderoth; excused absence: Abe Palacios; absent: Heather Pike.

Ex -Officio members present were the following:

Rachael Pitts, Planning Director

Betsy Jumper, Recorder

There was no quorum so meeting was adjourned at 6:55 pm.

Next meeting will be on December 12, 2013.

  
Betsy Jumper, Recorder

  
John Guinn, Chairman

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# City of Bethel, Alaska

## Planning Commission

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December 5, 2013

Special Meeting/Hearing

Bethel, Alaska

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### I. CALL TO ORDER

A special meeting of the Planning Commission was held on December 5, 2013 at 6:30 pm in the City Hall Council Chambers, Bethel, Alaska.

Chair Guinn called the meeting to order at 6:35.

### II. ROLL CALL

Compromising a quorum of the Commission, the following members were present for roll call: John Guinn, Heather Pike, Cliff Linderoth, and Abe Palacios. Excused: Joy Shantz.

Ex-Officio members present were the following: Rachael Pitts, Planning Director, and Betsy Jumper, Recorder.

### III. APPROVAL OF AGENDA

#### MOTION TO APPROVE THE AGENDA OF DEC. 5, 2013

<b>MOVED:</b>	Heather Pike	Motion to approve the Agenda, with changes in the order of agenda items. (Conditional Use permit application to be the first item on the agenda).
<b>SECONDED:</b>	Abe Palacios	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

#### IV. MOTION TO APPROVE THE MINUTES OF THE OCT. 10, 2013 MEETING

<b>MOVED:</b>	Abe Palacios	Motion to approve the minutes of Oct. 13, 2013.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

**V. NEW BUSINESS: A. Public Hearing:** Conditional Use Permit Application from GCI for a Telecommunications Tower and Utility Structure to be located at 833 Ptarmigan Street, Bethel, Alaska 99559. Legal Description is Plat 2005-32, Block 1, Lot 22, Bethel Recording District.

The Planning Director gave an overview of the topic.

#### PEOPLE TO BE HEARD (5 minute limit)

- Frank Mazzaro, spoke in opposition to cell tower;
- Jenna Jarvis, a representative of GCI, spoke in favor for the cell tower.

The Planning Commission discussed the issue.

**MOTION TO APPROVE THE CONDITIONAL USE PERMIT APPLICATION FROM GCI FOR A TELECOMMUNICATIONS TOWER AND UTILITY STRUCTURE TO BE LOCATED AT 833 PTARMIGAN STERET, BETHEL, ALASKA 99559. LEGAL DESCRIPTION IS PLAT 2005-32, BLOCK 1, LOT 22, BETHEL RECORDING DISTRICT.**

<b>MOVED:</b>	Abe Palacios	Motion to approve the Conditional Use permit application from GCI.
<b>SECONDED:</b>	Heather Pike	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

**VI. UNFINISHED BUSINESS:** A. Public Hearing: Residential Planned Unit Development Zoning for Kasayuli Subdivision, sponsored by the Planning Commission. Legal Description: Plat 98-3, Bethel Recording District.

The Planning Director gave a power point presentation on both Kasayuli and Larson subdivision planned unit developments.

**MOTION TO APPROVE THE RESIDENTIAL PLANNED UNIT DEVELOPMENT ZONING FOR KASAYULI SUBDIVISION, SPONORED BY THE PLANNING COMMISISON. LEGAL DESCRIPTION: PLAT 98-3, BETHEL RECORDING DISTRICT.**

<b>MOVED:</b>	Abe Palacios	Motion to approve the Residential Planned Unit overlay for Kasayuli Subdivision.
<b>SECONDED:</b>	Heather Pike	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

B. Public Hearing: Residential Planned Unit Development Zoning for Tsikoyak (Larson) Subdivision, sponsored by the Planning Commission. Legal Description: Plat 96-18, Bethel Recording District.

**MOTION TO APPROVE THE RESIDENTIAL PLANNED UNIT DEVELOPMENT ZONING FOR TSIKOYAK (LARSON) SUBDIVISION, SPONORED BY THE PLANNING COMMISISON. LEGAL DESCRIPTION: PLAT 96-18, BETHEL RECORDING DISTRICT.**

<b>MOVED:</b>	Heather Pike	Motion to approve the Residential Planned Unit overlay for Tsikoyak (Larson) Subdivision.
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

**PEOPLE TO BE HEARD (5 minute limit)**

--**Walter Larson**, spoke of a request made to BIA for a lot line adjustment in the open space area, and addressed the covenants of Larson subdivision; would like for Larson to remain a residential area. Also expressed concerns about the roads in Larson.

-- **Shawn Budovic**, spoke of some concerns and issues on 602 Ptarmigan.

**VII. SPECIAL ORDER OF BUSINESS:** A. Election of Planning Commission Chairman

**MOTION MADE TO RE-APPOINT JOHN GUINN AS CHAIRMAN OF THE PLANNING COMMISSION**

<b>MOVED:</b>	Abe Palacios	Motion to re-appoint John Guinn as Chairman.
<b>SECONDED:</b>	Heather Pike	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

B. Election of Planning Commission Vice-Chairman

**MOTION MADE TO PUT THIS ITEM ON THE NEXT PLANNING COMMISISON AGENDA**

<b>MOVED:</b>	Abe Palacios	Motion made to put the election of the Vice-chairman on the next Planning Commission meeting.
<b>SECONDED:</b>	Heather Pike	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

**VIII. NEW BUSINESS:** A. Public Hearing: A Preliminary Plat of LOT 3A, Block 19, US Survey No. 3230 A&B, Containing 1.8 acres, Property of the City of Bethel. B. Public Hearing: A Preliminary Plat of Lots 5A and 5B, Block 8, US Survey No. 3790, Containing 0.71 acres, Property of the City of Bethel. C. Public Hearing: A Preliminary Plat of Tracts H-1 and H-2, Block 2, Turnkey III Subdivision, Containing 3.61 acres, Property of the City of Bethel.

Discussions ensued about all the above preliminary plats.

**MOTION MADE TO ACCEPT A PRELIMINIARY PLAT OF LOT 3A, BLOCK 19, US SUVEY NO. 3230 A & B CONTAINING 1.8 ACRES, PROPERTY OF THE CITY OF BETHEL.**

<b>MOVED:</b>	Abe Palacios	Motion to accept preliminary plat of lot 3A, block 19, USS 3320 A&B
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

**MOTION MADE TO ACCEPT A PRELIMINARY PLAT OF LOTS 5A AND 5B, BLOCK 8, US SURVEY NO. 3790, CONTAINING 0.71 ACRES, PROPERTY OF THE CITY OF BETHEL**

<b>MOVED:</b>	Abe Palacios	Motion to accept the preliminary plat of lots 5A and 5B of USS 3790
<b>SECONDED:</b>	Cliff Linderoth	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

**MOTION MADE TO ACCEPT A PRELIMINARY PLAT OF TRACTS H-1 AND H-2, BLOCK 2, TURNKEY III SUBDIVISION, CONTAINING 3.61 ACRES, PROPERTY OF THE CITY OF BETHEL**

<b>MOVED:</b>	Abe Palacios	Motion to accept the preliminary plat of tracts H-1 and H-2, block 2 of Turnkey III subdivision
<b>SECONDED:</b>	Heather Pike	
<b>VOTE ON MAIN MOTION</b>	All in favor 4-0 Motion passes; 4 yes and 0 opposed.	

<b>MOTION</b>		
E. Regular December Planning Meeting Cancellation		
<b>MOTION TO CANCEL THE REGULAR DECEMBER PLANNING MEETING</b>		
<b>MOVED:</b>	Abe Palacios	Motion to cancel the regular December Planning Commission meeting
<b>SECONDED:</b>	Heather Pike	
<b>VOTE ON MAIN MOTION</b>		
All in favor 4-0 Motion passes; 4 yes and 0 opposed.		

- IX. PLANNER'S REPORT:** The Planning Director went over the monthly report.
- X. COMMISSION MEMBER'S COMENTS:** Heather apologized for missing last month's meeting; Bubba welcomed Heather to the Planning Commission; Cliff, no comments; John, welcomed Heather.
- XI. ADJOURNMENT**

<b>MOTION MADE TO ADJOURN THE MEETING</b>		
<b>MOVED:</b>	Abe Palacios	Motion to adjourn the meeting.
<b>SECONDED:</b>	Heather Pike	
<b>VOTE ON MAIN MOTION</b>		
All in favor 4-0 Motion passes; 4 yes and 0 opposed.		

Next meeting on January 9, 2014

  
 John Guinn, Chairperson

ATTEST:  
  
 Betsy Jumper, Recorder