

**RESOLUTION**  
**Bethel Planning Commission**  
**Resolution No. 2017 – 04**

**A RESOLUTION OF THE PLANNING COMMISSION TO THE CITY COUNCIL  
RECOMMENDING THE CITY COUNCIL ADOPT THIS APPROVING RESOLUTION FOR THE  
PETITION SUBMITTED BY MERSIN PELLUMBI TO VACATE AN UNIMPROVED RIGHT  
OF WAY TEMPORARY TURNAROUND EASEMENT LOCATED ON LOT 1, BLOCK 12, AND  
LOT 15 AND LOT 16 ON BLOCK 11, KASAYULI SUBDIVISION.**

**WHEREAS**, Bethel Municipal Code Section 17.32.020 states no platted street, section line easement, access easement or similar right-of-way shall be vacated except upon petition by the City, State, a public utility, or owners of the majority of the land fronting the part of the right-of-way sought to be vacated, and

**WHEREAS**, Mersin Pellumbi is the owner of the majority of land fronting the ROW to be vacated, and therefore the only petitioner required on the petition, and

**WHEREAS**, the unimproved Right-of-Way (ROW) easement is a dedicated 70-foot Radius Temporary Turnaround Easement, and

**WHEREAS**, BMC Section 17.24.040 E. (Subdivision Access and Dedication) states a temporary turnaround shall be dedicated at the dead-end of all streets likely to be extended in the future. The turnaround shall have a minimum radius of sixty (60) feet with a return radius of sixty (60) feet. When the street is extended, the excess right-of-way shall be vacated (*and conveyed back to owner*). A notation to this effect shall be placed on the final plat, and

**WHEREAS**, the unimproved access ROW has not served a public use to date, and it currently renders the new Lot 1, Block 12 (created from Lot 1A this preliminary plat), and Lot 15 and Lot 16, Block 11 useless for residential construction because it encompasses a significant portion of these lots, and

**WHEREAS**, the vacation of this access easement will lead to feasibility of developing the properties, and

**WHEREAS**, Mersin Pellumbi, upon approval of the vacation, plans to construct a single family residence on the new Lot 1, and

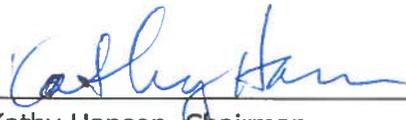
**NOW, THEREFORE BE IT RESOLVED**, the Planning Commission recommends to the City Council to adopt this approving resolution for vacation of the 70-foot Radius Temporary Turnaround Easement located on Lot 1, Block 12, and Lots 15 and 16 on Block 11, Kasayuli Subdivision, and

**PASSED AND APPROVED BY THE BETHEL PLANNING COMMISSION** by a duly constituted quorum on this 1st day of June, 2017.

City of Bethel City Planning Commission

Action: Vote: In Favor: 5 Opposed: 0 Abstained: 0

ATTEST:

  
\_\_\_\_\_  
Kathy Hanson, Chairman  
City of Bethel Planning Commission

  
\_\_\_\_\_  
Betsy Jumper, Recorder

Bethel Recording District:  
After recording please return to:  
City of Bethel Planning Department  
PO Box 1388  
Bethel, Alaska 99559