



KENAI PENINSULA BOROUGH

144 N. BINKLEY • SOLDOTNA, ALASKA • 99669-7599
BUSINESS (907) 262-4441 FAX (907) 262-1892

DALE BAGLEY
MAYOR

MEMORANDUM

TO: Gary Superman, Assembly President
Kenai Peninsula Borough Assembly Members

THRU: *DCB* Dale L. Bagley, Borough Mayor

FROM: *MB* Max J. Best, Planning Director

DATE: March 31, 2005

SUBJECT: A resolution authorizing the lease of Lot 82, Tyonek Teacher Housing Subdivision, according to KPB Preliminary Plat No. 2005-012 from the Tyonek Native Corporation for Teacher Housing in the Native Village of Tyonek.

The Planning Commission reviewed the subject ordinance during their regularly scheduled March 28, 2005 meeting. A motion to recommend enactment of the ordinance passed by unanimous consent/majority vote.

Draft, unapproved minutes of the subject portion of the meeting are attached.

AGENDA ITEM F. PUBLIC HEARINGS

- 13. A resolution authorizing the lease of Lot 82, Tyonek Teacher Housing Subdivision, according to KPB Preliminary Plat No. 2005-012 from the Tyonek Native Corporation for Teacher Housing in the Native Village of Tyonek.

Memorandum reviewed by Paul Ostrander

PC Meeting: March 28, 2005

The Kenai Peninsula Borough School District (KPBSD) needs to provide housing for its teachers serving the Native Village of Tyonek. A parcel of land has been identified within the village and is being platted as Lot 82, Tyonek Teacher Housing Subdivision, according to KPB Preliminary Plat No. 2005-012. See attached location map, Exhibit A. The subject resolution authorizes a 40-year lease at an annual rental of \$1.00 per year with the Tyonek Native Corporation. The Native Village of Tyonek will provide utilities to Lot 82 that will be the responsibility of the KPBSD to pay.

END OF MEMORANDUM

Chairman Bryson opened the meeting for public comment. Seeing and hearing no one else wishing to speak, Chairman Bryson closed the public comment and opened the discussion among the Commission.

MOTION: Commissioner Gross moved, seconded by Commissioner Hohl to recommend approval of the Kenai Peninsula Borough Resolution 2005-(unnumbered) authorizing the lease of Lot 82 for Tyonek Teacher Housing.

Commissioner Clark asked if property taxes apply to this lot. Mr. Ostrander stated that property taxes do apply but at this point they are looking at getting an exception to that. As it is assessed at this time, it comes out to about \$10 per year. Commissioner Clark asked if there were improvements going on this property. Mr. Ostrander stated yes.

VOTE: The motion passed by unanimous consent.

BRYSON YES	CLARK YES	FOSTER YES	GROSS YES	HOHL YES	HUTCHINSON YES	ISHAM YES
JOHNSON YES	MARTIN YES	MASSION YES	PETERSEN ABSENT	TAURIAINEN YES	TROEGER YES	12 YES 1 ABSENT

AGENDA ITEM G. VACATIONS NOT REQUIRING A PUBLIC HEARING - None

AGENDA ITEM H. SPECIAL CONSIDERATIONS - None

AGENDA ITEM I. SUBDIVISION PLAT PUBLIC HEARINGS

Chairman Martin reported that the Plat Committee conditionally approved nine preliminary plats.

AGENDA ITEM J. ANADROMOUS STREAM HABITAT PROTECTION (KPB 21.18) - None

AGENDA ITEM K. COASTAL MANAGEMENT PROGRAM CONSIDERATIONS - None

AGENDA ITEM L. OTHER/NEW BUSINESS

A new plat committee was appointed for April, May and June 2005. They are Rick Foster, Brent Johnson, Mark Massion and Ray Tauriainen.

It was decided that there would be four alternates that would rotate for the April, May and June meetings. Alternates appointed were Jim Isham, Bill Hutchinson, Brent Martin and Dick Troeger.

AGENDA ITEM M. ASSEMBLY COMMENTS

AGENDA ITEM N. DIRECTOR'S COMMENTS