

SUBJECT: An ordinance adopting MSB 17.09 Amendments and Changes
to land use regulations.

AGENDA OF: June 5, 2018

ASSEMBLY ACTION:

Defeated Unanimously 8-21-18
(BOM)

MANAGER RECOMMENDATION: Introduce and set for public hearing.

APPROVED BY JOHN MOOSEY, BOROUGH MANAGER: *George W. Moosey*

Route To:	Department/Individual	Initials	Remarks
	Originator	EP	
	Planning and Land Use Director	EP	
	Borough Attorney	NS	Form only this has implications not addressed
	Borough Clerk	BGA for JRM	

ATTACHMENT (S): Fiscal Note: YES ☐ NO ☒ X
Ordinance Serial No. 18-028 (5 pp)
Planning Commission Resolution 18-05 (2 pp)

SUMMARY STATEMENT:

The Borough has received several requests from communities and groups throughout the borough, for additional land use regulations. In keeping with the borough's policy of generally allowing communities to choose and be involved in the implementation of land use regulations in their area, a reorganization of Title 17, Zoning (creating a new Title 30, Zoning) is currently underway, which will set the stage for that to happen in a simpler and more efficient way. One of the steps of this update is to create a more complete list of "zoning menu options" for communities to choose from, rather than recreating a unique "new district" which is only applicable and appropriate for one specific area, such as the current "community SPUD" process. While the update is underway, planning staff is attempting to accommodate some of the requests we have received, while still staying with the current plan and format for the new Title 30 Zoning.

Currently, there is not a general process in Title 17, which outlines how to make zoning amendments. Similar to the Conditional Use Permit Process, which appears in 20 different

places in the current Title 17 and is proposed to be located in one place in the new Title 30, we have a general zoning amendment process drafted for the new Title 30, which is being proposed for adoption into Title 17 so we can proceed with several of the current requests.

The attached draft ordinance will contain the same language and process as that which is proposed for the upcoming Title 30.

The planning commission held a public hearing on March 19, 2018 and adopted a resolution recommending assembly approval of the ordinance.

RECOMMENDATION OF ADMINISTRATION:

Adoption of MSB 17.09, Amendments and Changes.

By: Eileen Probasco
Introduced: March 5, 2018
Public Hearing: March 19, 2018
Action: March 19, 2018

**MATANUSKA-SUSITNA BOROUGH
PLANNING COMMISSION RESOLUTION NO. 18-05**

A RESOLUTION OF THE MATANUSKA-SUSITNA BOROUGH PLANNING COMMISSION RECOMMENDING ASSEMBLY APPROVAL OF AN ORDINANCE ADOPTING MSB 17.09 AMENDMENTS AND CHANGES.

WHEREAS, the borough has received requests from several communities and groups throughout the borough, for additional land use regulations; and

WHEREAS, the Title 17 Zoning Code update is currently underway (creating a new Title 30 Zoning), and will set the stage for a more streamlined process to offer the public additional options when they request land use regulations, however the update is several months from completion; and

WHEREAS, currently there is not a general process in Title 17 which outlines how to make zoning amendments or add new districts; and

WHEREAS, this new chapter of Title 17 Zoning contains the same language and process as that which is proposed for the upcoming new Title 30 Zoning; and

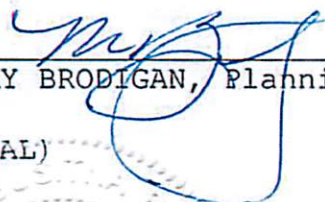
WHEREAS, adoption of MSB 17.09 Amendments and Changes is the first step to facilitate these requests that have been received from the public.

NOW, THEREFORE, BE IT RESOLVED, that the Matanuska-Susitna Borough Planning Commission hereby recommends assembly approval of an ordinance adopting MSB 17.09 Amendments and Changes.

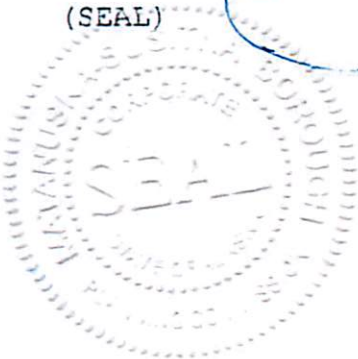
ADOPTED by the Matanuska-Susitna Borough Planning Commission this 19th day of March, 2018.


COLLEEN VAGUE, Chair

ATTEST


MARY BRODIGAN, Planning Clerk

(SEAL)



YES: *Vague, Anderson, Patterson, Chuspro, and Elder*
NO: