



Agenda

Planning Commission Regular Meeting

Wednesday, February 19, 2025 at 6:30 PM

City Hall Cowles Council Chambers In-Person & Via Zoom Webinar

Homer City Hall

491 E. Pioneer Avenue
Homer, Alaska 99603
www.cityofhomer-ak.gov

Zoom Webinar ID: 979 8816 0903 Password: 976062

<https://cityofhomer.zoom.us>
Dial: 346-248-7799 or 669-900-6833;
(Toll Free) 888-788-0099 or 877-853-5247

CALL TO ORDER, 6:30 P.M.

AGENDA APPROVAL

PUBLIC COMMENTS The public may speak to the Commission regarding matters on the agenda that are not scheduled for public hearing or plat consideration. (3 minute time limit).

RECONSIDERATION

- A. Ordinance 25-xx, Amending the Homer City Zoning Map at 4787 Kachemak Drive, Staff Report 25-006, Commissioner Barnwell

CONSENT AGENDA All items on the consent agenda are considered routine and non-controversial by the Planning Commission and are approved in one motion. There will be no separate discussion of these items unless requested by a Planning Commissioner or someone from the public, in which case the item will be moved to the regular agenda.

- A. Unapproved Regular Meeting Minutes of February 5, 2025

PRESENTATIONS / VISITORS

REPORTS

- A. City Planner's Report, Staff Report 25-007

PUBLIC HEARINGS

PLAT CONSIDERATION

- A. Bayview Gardens Subdivision Addition 1 Bohrer 2025 Replat Preliminary Plat, Staff Report 25-008
- B. Baycrest Subdivision 2025 Replat Preliminary Plat, Staff Report 25-009

PENDING BUSINESS

NEW BUSINESS

- A. Ordinance 25-xx, An Ordinance of the City Council of Homer, Alaska, Amending Homer City Code 21.10.030 Amending the Homer City Zoning Map to Rezone a Portion of the Rural Residential (RR) Zoning District to East End Mixed Use (EEMU) Zoning District, Staff Report 25-006

Memorandum PC-25-001 from Deputy City Clerk as backup

- B. Potential CUP Moratorium Applied to Coastal Lots with Multiple Structures, Memorandum 25-011

INFORMATIONAL MATERIALS

- A. 2025 Planning Commission Calendar
- B. 2025 Planning Commission Meeting Dates and Submittal Deadlines

COMMENTS OF THE AUDIENCE Members of the audience may address the Commission on any subject. (3 min limit)

COMMENTS OF THE STAFF

COMMENTS OF THE COMMISSION

COMMENTS OF THE COMMISSION

ADJOURNMENT

Next Regular Meeting is **Wednesday, March 5, 2025 at 6:30 p.m.** A Worksession is scheduled for 5:30 p.m. All meetings are scheduled to be held in the City Hall Cowles Council Chambers located at 491 E. Pioneer Avenue, Homer, Alaska and via Zoom Webinar. Meetings will adjourn promptly at 9:30 p.m. An extension is allowed by a vote of the Commission