



**Kenai Planning & Zoning Commission -
Regular Meeting**

August 12, 2026 – 7:00 PM

Kenai City Council Chambers

210 Fidalgo Avenue, Kenai, Alaska

www.kenai.city

****Telephonic/Virtual Information on Page 2****

Agenda

A. CALL TO ORDER

1. Pledge of Allegiance
2. Roll Call
3. Approval of the Agenda and Consent Agenda (*Public comments on Consent Agenda Items limited to three (3) minutes per speaker; thirty (30) minutes aggregated*)

All items listed with an asterisk () are considered to be routine and non-controversial by the Commission and will be approved by one motion. There will be no separate discussion of these items unless a Commission Member so requests, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda as part of the General Orders.

B. APPROVAL OF MINUTES

1. *Regular Meetings of June 24, 2026 and July 29, 2026.

C. SCHEDULED PUBLIC COMMENT (*Public comment limited to ten (10) minutes per speaker*)

D. UNSCHEDULED PUBLIC COMMENT (*Public comment limited to three (3) minutes per speaker; thirty (30) minutes aggregated*)

E. CONSIDERATION OF PLATS

1. **Resolution PZ2027-27** - Recommending that Preliminary Plat Thompson Park 2026 Replat Attached Hereto be Approved

F. PUBLIC HEARINGS

G. UNFINISHED BUSINESS

H. NEW BUSINESS

1. **Action/Approval** - Ordinance No. 3539-2026 - Amending Kenai Municipal Code Section 14.20.030 - Establishment of Zones and Official Map to Add Airport Light Industrial.

I. REPORTS

1. Planning Director
2. Commission Chair
3. Kenai Peninsula Borough Planning
4. City Council Liaison

J. ADDITIONAL PUBLIC COMMENT *(Public comment limited to five (5) minutes per speaker)*

K. NEXT MEETING ATTENDANCE NOTIFICATION

1. Next Meeting: August 26, 2026

L. COMMISSION COMMENTS AND QUESTIONS

M. PENDING ITEMS

1. *[Clerks Notes: Items M.1. through M.7. will be carried forward to the August 26, 2026 Planning & Zoning Commission meeting. In accordance with KMC 14.20.280, they were noticed for a public hearing at the July 29, 2026, meeting which failed to have a quorum. It was stated that all items on that agenda would be carried forward to a future meeting.*

For Item M.1., the applicant requested withdrawal of their application on August 3, 2026.]

- Resolution PZ2026-20** – Recommending Approval of a Rezone of Parcels 04923002, 04923003, and 04923004, with the Physical Addresses of 5940 & 5968 Kenai Spur Highway and 220 N Fern Street, from Limited Commercial to Rural Residential
2. **Resolution PZ2026-21** – Granting a Conditional Use Permit for the Operation of a Six (6) Space Recreational Vehicle Park
 3. **Resolution PZ2026-22** – Granting a Conditional Use Permit for Surface Extraction of Natural Resources on KPB Parcel 04901069
 4. **Resolution PZ2026-23** – Granting a Conditional Use Permit for Surface Extraction of Natural Resources on KPB Parcel 04901070
 5. **Resolution PZ2026-24** – Granting a Variance Permit for Surface Extraction of Natural Resources on KPB Parcel 04901069 within the Setback
 6. **Resolution PZ2026-25** – Granting a Variance Permit for Surface Extraction of Natural Resources on KPB Parcel 04901070 within the Setback
 7. **Resolution PZ2026-26** – Granting a Variance Permit for Surface Extraction of Natural Resources on KPB Parcel 04911029 within the Setback

N. ADJOURNMENT

O. INFORMATIONAL ITEMS

****COMMISSIONERS, PLEASE CONTACT US IF YOU WILL NOT BE ABLE TO ATTEND THE MEETING****

The agenda and supporting documents are posted on the City's website at www.kenai.city. Copies of resolutions and ordinances are available at the City Clerk's Office or outside the Council Chamber prior to the meeting. For additional information, please contact the City Planner at 907-283-8237.

Registration is required to join the meeting remotely through Zoom. Please use the following link to register:

https://us02web.zoom.us/meeting/register/baRQ6wVpTB-7J_IKSPmpFA