



# Petersburg Borough

12 South Nordic Drive  
Petersburg, AK 99833

## Meeting Minutes Planning Commission Regular Meeting

---

Wednesday, November 12, 2025

12:00 PM

Assembly Chambers

---

### 1. Call to Order

The meeting was called to order at 12:00PM.

### 2. Roll Call

#### PRESENT

Commission Chair Chris Fry  
Commission Vice-Chair Heather O'Neil  
Commissioner Sarah Fine-Walsh  
Commissioner Joshua Adams  
Commissioner Mika Cline

#### ABSENT

Commissioner John Jensen  
Commissioner Marietta Davis

### 3. Acceptance of Agenda

The agenda was accepted as presented.

Motion made by Commission Fine-Walsh, Seconded by Commission Vice-Chair O'Neil.  
Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commissioner Fine-Walsh, Commissioner Adams, Commissioner Cline

### 4. Approval of Minutes

#### A. September 9, 2025, Meeting Minutes

The September 9, 2025, meeting minutes were unanimously approved.

Motion made by Commissioner Adams, Seconded by Commission Vice-Chair O'Neil.  
Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commissioner Fine-Walsh, Commissioner Adams, Commissioner Cline

### 5. Election of Officers

Commission Vice-Chair O'Neil nominated Chris Fry to keep his seat as Commission Chair,  
Seconded by Commissioner Fine-Walsh

Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commissioner Fine-Walsh, Commissioner Adams, Commissioner Cline

Commission Chair Fry nominated Heather O'Neil to keep her seat at Vice-Chair, Motion made by Commissioner Fine-Walsh, Seconded by Commissioner Cline

Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commission Secretary Fine-Walsh, Commissioner Adams, Commissioner Cline

Commissioner Fine-Walsh nominated herself as Commission Secretary, Seconded by Commission Vice-Chair O'Neil.

Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commission Secretary Fine-Walsh, Commissioner Adams, Commissioner Cline

## **6. Public Comments**

Judy Ohmer spoke representing herself to show concern regarding the towers that are being relocated by Tlingit Haida and Tidal Network and the lack of rules, regulations, planning, zoning and ordinances regarding the towers.

## **7. Consent Calendar**

None

## **8. Public Hearing Items**

- A. Five-year review of condition of approval for payment in lieu of parking for Valhalla Place at 107 EXCEL STREET (PID: 01-007-236).

Motion made by Commission Secretary Fine-Walsh, Seconded by Commissioner Adams.

Commission Vice-Chair O'Neil made a motion to amend the resolution to not rescind the condition of approval requiring use of 103 N 1st St as overflow off-street parking for the Vakker Sted building and add a 5-year review. Seconded by Commissioner Cline.

Discussion.

By roll call vote the amendment fails.

Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commissioner Cline

Voting Nay: Commission Secretary Fine-Walsh, Commissioner Adams

By unanimous roll call vote the original resolution was approved.

Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commission Secretary Fine-Walsh, Commissioner Adams, Commissioner Cline

- B. Recommendation to the Borough Assembly for an application from Silver Bay Seafoods for a Special Use Permit to use 6,000 sf of a borough right-of-way at W. DOLPHIN ST.

Motion made by Commission Secretary Fine-Walsh, Seconded by Commissioner Adams.

By unanimous roll call vote the special use permit was recommended for approval.

Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commission Secretary Fine-Walsh, Commissioner Adams, Commissioner Cline

## **9. Non-Agenda Items**

- A. Commissioner Comments

Commission Vice-Chair O'Neil spoke regarding her yes vote to recommend to the Borough Assembly the sale of borough land for a tower to go up by the fire hall. Commission Vice-Chair O'Neil later had a change of heart after hearing testimony at the October 20th assembly meeting resulting in her signing Mrs. Ohmer's letter of concern.

- B. Staff Comments

Director Liz Cabrera mentioned there is one item for the December meeting and also reviewed and discussed the new and improved staff reports with the commissioners.

- C. Next Meeting is December 9, 2025.

## **10. Adjournment**

The meeting adjourned at 12:25PM.

Motion made by Commission Secretary Fine-Walsh, Seconded by Commissioner Adams.  
Voting Yea: Commission Chair Fry, Commission Vice-Chair O'Neil, Commission Secretary Fine-Walsh, Commissioner Adams, Commissioner Cline