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# City of Bethel, Alaska

## Planning Commission

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March 14, 2024

Regular Meeting

Bethel, Alaska

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### I. CALL TO ORDER:

A regular meeting of the Planning Commission was held virtually via Zoom and in person at the City Hall Council Chambers in Bethel, Alaska on March 14, 2024. The Chair of the Commission, Kathy Hanson called the meeting to order at 6:30 PM.

### II. ROLL CALL:

Compromising a quorum of the Commission, the following members were present for roll call: Kathy Hanson, Alex Wasierski, Shadi Rabi, Haley Hanson, Sundi Scott and Council Rep. Mary Beth Hessler. Lorin Bradbury arrived late at 6:35pm.

Also Present: Pauline Boratko, Recorder, and Lee Foley, City Planner

|                       |                |                                                         |
|-----------------------|----------------|---------------------------------------------------------|
| <b>MOVED:</b>         | Shadi Rabi     | Motion to nominate Haley Hanson as the temporary chair. |
| <b>SECONDED:</b>      | Alex Wasierski |                                                         |
| <b>VOTE ON MOTION</b> | Unanimous      |                                                         |

### III. PEOPLE TO BE HEARD: no one wished to be heard

### IV. APPROVAL OF THE AGENDA:

|                       |                |                               |
|-----------------------|----------------|-------------------------------|
| <b>MOVED:</b>         | Alex Wasierski | Motion to approve the agenda. |
| <b>SECONDED:</b>      | Shadi Rabi     |                               |
| <b>VOTE ON MOTION</b> | Unanimous      |                               |

### V. APPROVAL OF THE MINUTES:

|                       |                |                                                                |
|-----------------------|----------------|----------------------------------------------------------------|
| <b>MOVED:</b>         | Alex Wasierski | Motion to approve regular meeting minutes for February 8, 2024 |
| <b>SECONDED:</b>      | Shadi Rabi     |                                                                |
| <b>VOTE ON MOTION</b> | Unanimous      |                                                                |

### VI. UNFINISHED BUSINESS:

- VII. **UNFINISHED BUSINESS: Purpose:** PUBLIC HEARING: Purpose: To obtain a Conditional Use Permit to construct a Triplex, consisting of 3- 2 bedroom units to be located in the Residential zone. Location: 331 Akiachak in the City Subdivision; Plat #71-425 Block 6 Lot 38 Applicant/Property Owner: Sahmi Pellumbi

*The Temporary Chair of the Commission Haley Hanson opened the public hearing.*

*The Chair asked members of the Commission to disclose any conflicts of interest or Ex Parte Communications they may have had on the action before them.*

### Testimony by Interested Parties:

Lee Foley, City Planner gave his report.

Commissioners asked questions of the Planner

Owner and applicant Sahmi Pellumbi gave his presentation.

People to be heard: no one wished to be heard

Planner Lee Foley did not have any closing comments.

Planning commission deliberated.

|                       |                            |                                                                                                                                                                                                                                                                                        |
|-----------------------|----------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>MOVED:</b>         | Shadi Rabi                 | Motion to approve the Conditional Use Permit to construct a Triplex, consisting of 3- 2 bedroom units to be located in the Residential zone. Location: 331 Akiachak in the City Subdivision; Plat #71-425 Block 6 Lot 38 Applicant/Property Owner: Sahmi Pellumbi (Resolution 2024-01) |
| <b>SECONDED:</b>      | Lorin Bradbury             |                                                                                                                                                                                                                                                                                        |
| <b>VOTE ON MOTION</b> | 7-yes; 0-no; motion passes |                                                                                                                                                                                                                                                                                        |

The Temporary Chair of the Commission Haley Hanson, closed the public hearing

**VIII. PLANNER'S REPORT:**

**IX. COMMISSIONER'S COMMENTS:**

- K.Hanson- Thank you Haley for stepping in.
- L. Bradbury-no comment
- A. Wasierski-no comment
- M. Hessler-Welcome to Sundi.
- H. Hanson- Happy that Sundi is on the commission.
- S. Rabi-no comment
- S. Scott- Im new to the Planning Commission.

**X. ADJOURNMENT:**

|                       |                |                                |
|-----------------------|----------------|--------------------------------|
| <b>MOVED:</b>         | Lorin Bradbury | Motion to adjourn the meeting. |
| <b>SECONDED:</b>      | Shadi Rabi     |                                |
| <b>VOTE ON MOTION</b> | Unanimous      |                                |

With no further business the meeting adjourned 7:05 pm

APPROVED THIS 11<sup>th</sup> DAY OF APRIL, 2024

  
ATTEST: Pauline Boratko, Recorder

  
Haley Hanson, Temporary Chair