

A  
L  
A  
S  
K  
A

**2023-028524-0**

Recording District 301 Anchorage

CC

10/12/2023 10:56 AM

Page 1 of 4



**NOTE**

Send original recorded document to:

Municipality of Anchorage  
Current Planning Division  
Planning Department  
PO Box 196650  
Anchorage, AK 99519-6650

**THIS COVER SHEET HAS BEEN ADDED TO THIS DOCUMENT TO PROVIDE SPACE FOR ANCHORAGE RECORDING DISTRICT DATA. THIS COVER SHEET APPEARS AS THE FIRST PAGE OF THE DOCUMENT IN THE OFFICIAL PUBLIC RECORD.**

**DO NOT DETACH**

## NOTICE OF ZONING ACTION

This notice announces that a zoning conditional use has been duly approved by the Municipal Assembly of the Municipality of Anchorage providing for the development of the herein described property in accordance with the provisions of the Anchorage Municipal Code of Ordinances and the terms and conditions of the zoning special land use permit approval as set forth in the Municipal zoning file 2023-0094. Under the provisions of the specified ordinance the subsequent development of the subject property shall be in accordance with the terms of the approved zoning conditional use or any subsequent amendments hereto.

LEGAL: Within Gateway Subdivision, Tract A, Fragment Lot 17B-4, S.M.  
Anchorage Recording District, Anchorage, Alaska. Generally located south  
and west of North Muldoon Road and north of the Glenn Highway, in  
Anchorage.

PETITIONER: Costco Wholesale Corporation

REQUEST: A resolution of the Anchorage Municipal Assembly APPROVING an  
alcohol special land use permit for a package store use with license number  
6141 for Costco Wholesale Corporation dba Costco Business Center #1661  
in the B-3 SL (General Business) District located at 1074 North Muldoon  
Road, Anchorage, Alaska.

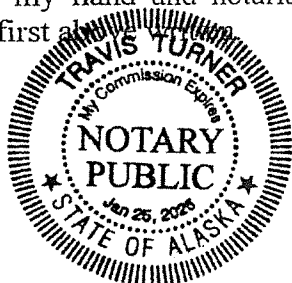
Attachment: Copy of Anchorage Municipal Assembly Resolution No. AR 2023-315.

Mandy Honest  
Municipal Clerk or Designated Official  
Municipality of Anchorage  
Assembly

STATE OF ALASKA                    )  
  )  
THIRD JUDICIAL DISTRICT        )

THIS IS TO CERTIFY that on the 11 day of October, 2023 before me, the undersigned, a Notary Public in and for Alaska, personally appeared Mandy Honest to me known to be the duly appointed Municipal Clerk of the Municipality of Anchorage or Designee and acknowledged to me that she had in her official capacity aforesaid executed the forgoing instrument as an act and deed of the Municipality of Anchorage for the uses and purposes therein stated.

WITNESS my hand and notarial seal on the 11 day of October, 2023 in this certificate first at



[Signature]  
Notary Public in and for Alaska  
My Commission expires: Jan 25, 2025



Municipal Clerk's Office  
Approved  
Date: September 26, 2023

Submitted by: Chair of the Assembly at the  
Request of the Mayor  
Prepared by: Planning Department  
For reading: September 26, 2023

ANCHORAGE, ALASKA  
AR No. 2023-315

COPY

1 A RESOLUTION OF THE ANCHORAGE MUNICIPAL ASSEMBLY APPROVING  
2 AN ALCOHOL SPECIAL LAND USE PERMIT FOR A PACKAGE STORE USE  
3 AND LICENSE NUMBER 6141 FOR COSTCO WHOLESALE CORPORATION,  
4 DBA COSTCO BUSINESS CENTER #1661; IN THE B-3 SL (GENERAL  
5 BUSINESS) DISTRICT; LOCATED AT 1074 NORTH MULDOON ROAD, WITHIN  
6 GATEWAY SUBDIVISION, TRACT A, FRAGMENT LOT 17B-4; GENERALLY  
7 LOCATED SOUTH AND WEST OF NORTH MULDOON ROAD AND NORTH OF  
8 THE GLENN HIGHWAY, IN ANCHORAGE.

9  
10 (Northeast Community Council) (Case 2023-0094)

11  
12 THE ANCHORAGE ASSEMBLY RESOLVES:

13  
14 Section 1. An alcohol special land use permit is hereby approved for a package  
15 store use and license number 6141 for Costco Wholesale Corporation, dba Costco  
16 Business Center #1661; in the B-3 SL (general business) district; located at 1074  
17 North Muldoon Road, within Gateway Subdivision, Tract A, Fragment Lot 17B-4,  
18 generally located south and west of North Muldoon Road and north of the Glenn  
19 Highway, in Anchorage. This alcohol special land use permit generally meets the  
20 applicable provisions of Anchorage Municipal Code (AMC) 10.50, AMC 21.03.040,  
21 and AMC 21.03.080D.

22  
23 Section 2. This alcohol special land use permit is approved, subject to the  
24 following conditions:

- 25  
26 1. A notice of zoning action shall be filed with the State of Alaska Recorder's  
27 Office within 120 days of the Assembly's approval for this alcohol special  
28 land use permit.  
29  
30 2. All uses shall conform to the plans and narrative submitted with this alcohol  
31 special land use permit application, except that the licensee may change  
32 the hours of operation listed on the application in accordance with all  
33 applicable laws without having to modify the alcohol special land use permit.  
34  
35 3. This alcohol special land use permit approval is for a package store use and  
36 license number 6141; in the B-3 SL (general business) district, in  
37 accordance with AMC 10.50, AMC 21.03.040, and AMC 21.03.080D.; for  
38 approximately 1,995 square feet of gross floor area within a grocery store;  
39 located at 1074 North Muldoon Road, within Gateway Subdivision, Tract A,  
40 Fragment Lot 17B-4.  
41



COPY

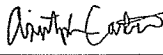
- 1 4. On-premises sale of alcoholic beverages may be seven days a week as  
2 permitted by AMC 10.50.010 and Alaska Alcoholic Beverage Control Board  
3 requirements.  
4
- 5 5. Employees will be trained in accordance with the Alcoholic Beverage  
6 Control Board's "Liquor Server Awareness Training Program," in  
7 accordance with Alaska Statute 04.21.025. Upon demand, the applicant  
8 shall demonstrate compliance with a liquor "Server Awareness Training  
9 Program" approved by the State of Alaska Alcoholic Beverage Control  
10 Board, such as or similar to the program for "Techniques in Alcohol  
11 Management (T.A.M.)."  
12
- 13 6. The use of the property by any person for the permitted purposes shall  
14 comply with all current and future federal, state and local laws and  
15 regulations including but not limited to laws and regulations pertaining to the  
16 sale, dispensing, service and consumption of alcoholic beverages and the  
17 storage, preparation, sale, service and consumption of food. The owner of  
18 the property, the licensee under the Alcoholic Beverage Control license and  
19 their officers, agents and employees shall not knowingly permit or  
20 negligently fail to prevent the occurrence of illegal activity on the property.  
21
- 22 7. A copy of the conditions imposed by the Assembly in connection with this  
23 alcohol special land use permit approval shall be maintained on the  
24 premises at a location visible to the public.  
25

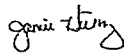
26 **Section 3.** Failure to comply with the conditions of this alcohol special land use  
27 permit shall constitute grounds for its modification or revocation.  
28

29 **Section 4.** This resolution shall become effective immediately upon passage  
30 and approval by the Anchorage Assembly.  
31

32 PASSED AND APPROVED by the Anchorage Assembly this 26th day of  
33 September, 2023.  
34  
35

36  
37  
38 ATTEST:

  
Chair

39  
40  
41   
42  
43 Municipal Clerk  
44

45 (Case 2023-0094; Parcel ID No. 006-441-40)  
46

