

MUNICIPALITY OF ANCHORAGE
PLANNING AND ZONING COMMISSION RESOLUTION NO. 2017-018

A RESOLUTION APPROVING A CONDITIONAL USE FOR A CORRECTIONAL COMMUNITY RESIDENTIAL CENTER, IN THE PLI SL (PUBLIC LANDS AND INSTITUTIONS) DISTRICT; WITHIN LOT 1, YAGHELI TINITUN SUBDIVISION (PER PRELIMINARY PLAT CASE S12327); GENERALLY LOCATED NORTH OF EKLUTNA LAKE ROAD, IN EKLUTNA.

(Case 2017-0054)

WHEREAS, a request has been received from the Nick Francis, Eklutna, Inc., for a conditional use for a correctional community residential center in the PLI SL (public lands and institutions) district: within Lot 1, Yegheli Tinitun Subdivision (per preliminary plat case S12327), in Eklutna; and

WHEREAS, public hearing notices were published, posted, and mailed, and a public hearing was held on May 8, 2017.

NOW, THEREFORE, BE IT RESOLVED, by the Municipal Planning and Zoning Commission that:

A. The Commission makes the following findings of fact:

1. The proposal is consistent with the 2006 *Chugiak – Eagle River Comprehensive Plan Update* Land Use Plan Map. The request meets the approval criteria for a conditional use (AMC 21.03.080D.), the use-specific standards for a correctional community residential center (AMC 21.07.030B.2.), and other requirements to Title 21.
2. This program provides an essential service to the community.
3. There has been no opposition to the project from the community and the Eklutna Valley Community Council provided a letter of support.
4. The proposed new location will provide a setting that is more conducive to treatment.

B. The Commission approves this conditional use subject to the following conditions of approval:


1. This approval is subject to the petitioner's application, narrative, and the following plans on file at the Planning Division, except as modified by these conditions of approval:

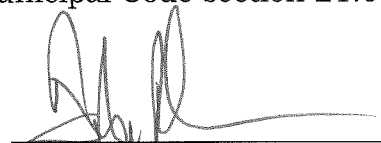
CITC/Eklutna Inc. –Ernie Turner Center; Sheets C1.00, C2.00, L1.00, L1.01, L5.01, Floor Plans Level 1 and 2, Exterior Elevations, drawn by Spark Design, LLC and DOWL.

2. A notice of zoning action and a final approved site plan shall be filed with the State Recorder's Office. Proof of such shall be submitted to the Planning Division.
3. The Assembly rezones the site to PLI SL and amends the *Chugiak-Eagle River Comprehensive Plan Update* to show this site as "Community Facility."
4. Obtain a driveway permit from DOT&PF for access to Eklutna Lake Road.
5. Resolve the Traffic Department, turning and maneuvering for the dumpster, parking, and loading berth.

PASSED AND APPROVED by the Municipal Planning and Zoning Commission on the 8th day of May 2017.

ADOPTED by the Anchorage Planning and Zoning Commission this 5th day of June, 2017. This written decision/resolution of the Planning and Zoning Commission is final and any party may appeal it within twenty (20) days to the Board of Adjustment pursuant to Anchorage Municipal Code section 21.03.050A.


Hal H. Hart, AICP
Secretary


Tyler Robinson
Chair

(Case 2017-0054)