

**ASSEMBLY STANDING COMMITTEE MINUTES
LANDS AND RESOURCES COMMITTEE
THE CITY AND BOROUGH OF JUNEAU, ALASKA**

June 16 2014, 5:00 PM.

Assembly Chambers

I. ROLL CALL

Carlton Smith called the meeting to order at 5:00pm.

Members Present: Mary Becker; Jesse Kiehl; Carlton Smith; Loren Jones

Liaisons Present: Jeff Wilson, Parks & Recreation Advisory Committee; Mike Peterson, Docks & Harbors Board

Liaisons Absent: Karen Lawfer, Planning Commission

Staff Present: Greg Chaney, Lands Manager; Jessica Beck, Lands & Resources Specialist

II. APPROVAL OF AGENDA

There were no agenda changes.

III. APPROVAL OF MINUTES

A. June 2, 2014

Mr. Jones moved to approve the June 2, 2014 Lands Committee minutes.

Hearing no objection, motion passes unanimously.

IV. PUBLIC PARTICIPATION

There was no public participation on non-agenda items.

V. AGENDA TOPICS

A. Access Easement on Fritz Cove Road for Matt Stedman

Mr. Chaney said the lot is about 1/3 of the way down the Fritz Cove Road. We own the large lot in the middle. We own this lot to give us access to the large lot behind it. The lot is really steep. It may be used for water line or sewer line, probably not for vehicular access. The owner of Lot 44 has applied to use the CBJ lot for access. Lot 44 is steeper. The access easement is for access to zigzag across both lots to reach the top of their lot. It will go across our lot at a couple of points. It will be a non-exclusive easement. The easement would allow for them to build their driveway and if we need to use our lot for something else, we could still use it. If we do use it for vehicular access, he could have a short driveway off our road. He has paid for an appraisal and would pay fair market value for the easement. The Planning Commission reviewed it on May 28th and adopted a motion of support. Our recommendation is the Lands Committee forward a motion of support to the Assembly to adopt a resolution authorizing the manager to convey a non-exclusive perpetual driveway and access easement across Lot 45, USS 3261 for fair market value.

Mr. Jones: How wide is the City property?

Mr. Chaney: It's probably less than 100 feet.

Mr. Kiehl: Do we own a lot of the Mendenhall Peninsula side for access to the lot in the center?

Mr. Chaney: We have access by the water tower. We may do a land trade for the long narrow lot owned by the Smith Family.

Mr. Kiehl: Are there more beyond the two that we own?

Mr. Chaney: Yes, we also own the large northern parcel.

Ms. Becker: It would be non-exclusive, so we will always have the right to go through the lot. Would others have the right to go through it also?

Mr. Chaney: Technically they would have to ask permission to go through our lot, but we allow people to walk through it. Anything other than that, they would have to ask.

Motion: Ms. Becker: I move we forward a motion of support to the Assembly to adopt a

resolution, pursuant to CBJ 53.09.300, authorizing the Manager to convey a perpetual driveway/access easement across Lot 45, USS 3261 at fair market value.

Hearing no objection, motion passes unanimously.

VI. STAFF REPORTS

A. Pederson Hill - Request for Proposals - Verbal Update

Mr. Chaney said the Pederson Hill rezone was approved June 9th, which makes it effective July 10th. We have put out an RFP for subdivision design that will be due June 24th. The main issue right now is access.

Mr. Jones: What kind of price is on the RFP? How much does a subdivision cost?

Mr. Chaney: Part of the RFP is how much they are going to charge us. Right now it's primarily an RFP for the access question. There's a proposed land trade with the church, but they want to trade us some wetlands for access. The RFP is to look at the suitability of that property.

VII. COMMITTEE MEMBER / LIAISON COMMENTS AND QUESTIONS

Mr. Peterson: No report from Docks & Harbors.

Mr. Wilson: PRAC met with Sate Park Advisory Board about the northern green zone. We need to update the northern green zone and will look at it this fall.

Mr. Kiehl: What is the northern green zone?

Mr. Wilson: It is an agreement, signed by Kim when she was Parks & Recreation Director, an understanding of how everyone is going to manage land north of Amalga. One of the things is how we're going to coordinate with everyone, such as ATV use. USFS has a lot of property out there. How to manage out to Echo Bay and farther.

Ms. Becker: Would that come back to the Assembly?

Mr. Wilson: Its non-binding, it's looking together to maximize recreation and reduce costs. It would come back to Assembly for approval.

VIII. ADJOURNMENT

Meeting adjourned at 5:13pm.