




KENAI PENINSULA BOROUGH

144 N. BINKLEY SOLDOTNA, ALASKA 99669-7520
BUSINESS (907) 262-4441 FAX (907) 262-1892

JOHN J. WILLIAMS
MAYOR

MEMORANDUM

TO: Ron Long, Assembly President
Kenai Peninsula Borough Assembly Members

FROM: Max Best, Planning Director 

DATE: September 13, 2006

SUBJECT: Vacate Hobie Court, a 40-foot right-of-way and a 50-foot radius cul-de-sac dedicated by Hobart Subdivision 1996 Addition (Plat KN 98-10), within Section 23, Township 4 North, Range 11 West, Seward Meridian, Alaska; and within the Kenai Peninsula Borough; KPB File 2006-192; Petitioners: Jerry C. and Carol Hobart & Jason C. Hobart of Soldotna, Alaska; Location: West of Sterling Highway in Soldotna

In accordance with AS 29.40.140, no vacation of a Borough right-of-way and/or easement may be made without the consent of the Borough Assembly. The Planning Commission approved the referenced vacation during their regularly scheduled September 11, 2006 meeting.

A motion to grant the vacation as petitioned and adopting the eighteen findings passed by unanimous consent. This petition is being sent to you for your consideration and action.

The Assembly has 30 days from September 11, 2006 in which to veto the decision of the Planning Commission. If the Commission receives no veto within the 30-day period, the decision of the Commission will stand.

Draft, unapproved minutes of the pertinent portion of the meeting and other related materials are attached.

cc: petitioners w/minutes only

AGENDA ITEM F. PUBLIC HEARINGS

1. Vacate Hobie Court, a 40-foot right-of-way and a 50-foot radius cul-de-sac dedicated by Hobart Subdivision 1996 Addition (Plat KN 98-10), within Section 23, Township 4 North, Range 11 West, Seward Meridian, Alaska; and within the Kenai Peninsula Borough; KPB File 2006-192; Petitioners: Jerry C. and Carol Hobart & Jason C. Hobart of Soldotna, Alaska; Location: West of Sterling Highway in Soldotna

Staff Report reviewed by Mary Toll

PC Meeting: 9/11/06

Purpose as stated in petition: Lots 1 - 6 have never transferred ownership. Lot 1 and Lot 6 have the only structures. Lot 1 contains a single-family residence built in 1972 and Lot 6 has a single-family residence built in 1999. Lot 6 will be a flag lot with access by the existing driveway, which is an existing ROW.

Petitioners: Jerry C. and Carol Hobart & Jason C. Hobart of Soldotna, Alaska

Public notice appeared in the August 24 and August 31, 2006 issues of the Peninsula Clarion.

Ten (10) certified mailings were sent to owners of property within 300 feet of the parcels; all receipts have been returned.

Eleven (11) regular mailings were sent to agencies and interested parties; six (6) notices were sent to KPB Departments. Notices were mailed to the Soldotna Community Library and Soldotna Post Office to be posted in public locations. The notice and maps were posted on the Borough web site and bulletin board.

Comments Received

Homer Electric Association reviewed the proposed vacation and had no comments.

ACS requires a 10-foot P.U.E., 5 feet each side of the existing buried communications cable along Hobie Court.

State of Alaska Department of Transportation and Public Facilities expressed concern that removing this one access point for multiple lots will create additional access requirements to the Sterling Highway in the future. If the owner is willing to limit access for Lots 6 & 7 by sharing the existing access and placing a plat note stating, "access to Lots 6 & 7 will be the existing shared access point," then DOT has no objection. However, if the owner is unwilling to limit access, then DOT recommends denial of the vacation.

The owner worked with DOT and will limit access to the single approach, possibly even widening the approach. If a widened approach will not provide a reasonable single point access to all lots, the owner will reserve a shared driveway easement.

Findings:

1. The Plat Committee reviewed and granted conditional approval to the preliminary plat on August 14, 2006.
2. Tract A, as shown on the preliminary plat, fronts the Sterling Highway and Ali Street, a section line easement.
3. Tract B, as shown on the preliminary plat, fronts the Sterling Highway by a flag lot.
4. No surrounding properties will be denied access.
5. Sufficient rights-of-way exist to serve surrounding properties.
6. All subdivision plats finalizing vacations are sent to utility companies for review and easement requirements.
7. HEA has provided a letter of no comment.
8. State of Alaska Department of Transportation and Public Facilities (DOT) does not object to the proposed vacation if Lots 6 & 7 will share the existing access.
9. The owner wishes to utilize the single constructed approach for access to all lots, whether it is by widening the approach or reserving shared driveway easements.
10. Satellite imagery shows a circular drive way off the Sterling Highway that currently serves Tract A and Tract B as shown on the preliminary plat.
11. Satellite imagery indicates Ali Street is constructed to the southwest corner of Tract A as shown on the preliminary plat.

12. The preliminary plat will have the following standard plat note for lots fronting a State road: *No access to State maintained rights-of-way unless approved by State of Alaska Department of Transportation.*
13. Per the submittal, the right-of-way proposed for vacation is in use for access.
14. Per the submittal, the right-of-way proposed for vacation has been constructed.
15. Per the comments submitted by ACS, a communications cable is buried along Hobie Court.
16. ACS requires a 10-foot P.U.E., 5 feet each side of the existing buried communications cable along Hobie Court.
17. In response to a request for comments for the preliminary plat, DOT stated no additional access would be granted to the Sterling Highway
18. For safety reasons, State DOT prefers to minimize access points to State roads.

STAFF RECOMMENDATION: Based on the Findings 1-11, staff recommends approval of the vacations as petitioned, subject to:

1. Grant a utility easement 5-feet each side of the existing buried communications cable per ACS request.
2. Submittal of a final plat in accordance with Chapter 20 of the KPB Code within one year of vacation approval.

If the vacation is approved, the Kenai Peninsula Borough Assembly has thirty days in which they may veto Planning Commission approval of the vacation.

DENIAL OF A VACATION PETITION IS A FINAL ACT FOR WHICH NO FURTHER CONSIDERATION SHALL BE GIVEN BY THE KENAI PENINSULA BOROUGH. APPEALS TO PLANNING COMMISSION DENIAL OF A VACATION MUST BE TAKEN WITHIN THIRTY (30) DAYS TO SUPERIOR COURT AT KENAI, ALASKA PURSUANT TO PART VI OF THE ALASKA RULES OF APPELLATE PROCEDURES. [20.28.110 AS AMENDED BY KENAI PENINSULA BOROUGH ORDINANCE 99-43].

END OF STAFF REPORT

Chairman Bryson opened the meeting for public comment.

1. Jerry Hobart
Mr. Hobart stated he had no objection, if it was necessary, to have a note put on the plat that would limit access to a single approach or widening the approach to the highway on the public right of way.

Chairman Bryson asked if there were questions for Mr. Hobart.

Chairman Bryson asked if it was the intent of the large tract that was created by the vacation to be accessed by the single driveway, access point. Mr. Hobart replied yes, there is a separate driveway serving all of Tract A. He stated there is also access to Tract A on the west boundary of Ali Street.

Commissioner Foster asked if it was in the City limits of Soldotna. Mr. Hobart replied that it is 5 miles south of the Y. Commissioner Foster thought that Soldotna has flag lot restrictions. Mr. Hobart replied this is outside the City limits.

Commissioner Heimbuch asked for clarification regarding access to Lot 5. Mr. Hobart stated that Lot 5 is being vacated. Chairman Bryson stated that Lots 1, 2, 3, 4 & 5 would become one tract. There is presently a driveway access on the South end of Lot 1.

Ms. Toll apologized that the preliminary plat did not get put in the packet. She stated there is an approach that is already constructed and will be shared by all three remaining lots.

Seeing and hearing no one else wishing to speak, Chairman Bryson closed public comment and opened the discussion among the Commission.

MOTION: Commissioner Tauriainen moved, seconded by Commissioner Johnson to adopt the 18 findings cited by staff and approve the vacation subject to staff recommendations.

VOTE: The motion passed by unanimous consent.

BRYSON YES	CARLUCCIO YES	CLARK ABSENT	FOSTER YES	GROSS YES	HEIMBUCH YES	HOHL YES
HUTCHINSON YES	ISHAM YES	JOHNSON YES	MARTIN YES	PETERSEN YES	TAURIAINEN YES	12 YES 1 ABSENT

AGENDA ITEM F. PUBLIC HEARINGS

- Vacate a portion of Skywagon Street right-of-way dedicated by Paradise Airpark (Plat KN 2005-91), within Section 13, Township 5 North, Range 10 West, Seward Meridian, Alaska; and within the Kenai Peninsula Borough; KPB File 2006-207; Petitioner: Kent C. Bangerter of Soldotna, Alaska; Location: North of Sterling Highway on Skywagon Street in Soldotna

Staff Report reviewed by Mary Toll

PC Meeting: 9/11/06

Purpose as stated in petition: Portion of ROW vacated to be added to adjacent lots to increase usable area. New road construction has moved the travel way east 50 feet.

Petitioner: Kent C. Bangerter of Soldotna, Alaska

Public notice appeared in the August 24 and August 31, 2006 issues of the Peninsula Clarion.

Nine (9) certified mailings were sent to owners of property within 300 feet of the parcels; six (6) of the receipts have been returned.

Twelve (12) regular mailings were sent to agencies and interested parties; six (6) notices were sent to KPB Departments. Notices were mailed to the Soldotna Community Library, Soldotna Post Office, and Sterling Post Office to be posted in public locations. The notice and maps were posted on the Borough web site and bulletin board.

Statement(s) of non-objection or no comment

Alaska Communications Systems
Homer Electric Association

Findings:

- Sufficient rights-of-way exist to serve the surrounding properties.
- No surrounding properties will be denied access.
- The right-of-way proposed for vacation does not appear to be in use for utilities.
- All subdivision plats finalizing vacations are sent to utility companies for review and easement requirements.
- To date, two utility companies have provided letters of non-objection or no comment.
- Per the submittal, the constructed road has been moved 50 feet to the east.
- The proposed vacation will eliminate a jog in the right-of-way.
- The Plat Committee granted approval to the final plat on August 28, 2006.
- Per the submittal, the right-of-way proposed for vacation is in use for access.
- Per the submittal, the right-of-way proposed for vacation has been constructed.

STAFF RECOMMENDATION: Based on the above Findings 1-8, staff recommends approval of the vacation as petitioned, subject to:

- Submittal of a final plat in accordance with Chapter 20 of the KPB Code within one year of vacation approval.

If the vacation is approved, the Kenai Peninsula Borough Assembly has thirty days in which they may veto Planning Commission approval of the vacation.

DENIAL OF A VACATION PETITION IS A FINAL ACT FOR WHICH NO FURTHER CONSIDERATION SHALL BE GIVEN BY THE KENAI PENINSULA BOROUGH. APPEALS TO PLANNING COMMISSION DENIAL OF A VACATION MUST BE TAKEN WITHIN THIRTY (30) DAYS TO SUPERIOR COURT AT KENAI, ALASKA



Kenai Peninsula Borough
Planning Department
144 North Binkley
Soldotna, Alaska 99669-7599
907-714-2200

toll free within the Borough 1-800-478-4441, extension 2200
FAX 907-262-8618

email: planning@borough.kenai.ak.us

September 14, 2006

**KENAI PENINSULA BOROUGH PLANNING COMMISSION
NOTICE OF DECISION**

MEETING OF SEPTEMBER 11, 2006

RE: Vacate Hobie Court, a 40-foot right-of-way and a 50-foot radius cul-de-sac dedicated by Hobart Subdivision 1996 Addition (Plat KN 98-10), within Section 23, Township 4 North, Range 11 West, Seward Meridian, Alaska; and within the Kenai Peninsula Borough; KPB File 2006-192; Petitioners: Jerry C. and Carol Hobart & Jason C. Hobart of Soldotna, Alaska; Location: West of Sterling Highway in Soldotna

The Kenai Peninsula Borough Planning Commission approved the proposed vacation during their regularly scheduled meeting of September 11, 2006.

In accordance with AS 29.40.140, no vacation of a Borough right-of-way and/or easement may be made without the consent of the Borough Assembly. The proposed vacation will be forwarded to the Borough Assembly. The Assembly shall have 30 calendar days from the date of approval in which to veto the Planning Commission decision. If the Planning Director receives no veto within the specified period, the Borough shall be considered to have given consent to the vacation.

Please contact the Borough Clerk's office (907-714-2160 or 1-800-478-4441 toll-free within the borough) to verify the date the subject vacation will be reviewed by the Assembly.

This notice and unapproved minutes of the subject portion of the meeting were sent September 14, 2006 to:

Whitford Surveying
PO Box 4032
Soldotna, AK 99669

Jerry & Carole Hobart
PO Box 6
Soldotna, AK 99669-0006

Jason Hobart
PO Box 6
Soldotna, AK 99669-0006

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Findings:

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- widening the approach or reserving shared driveway easements.
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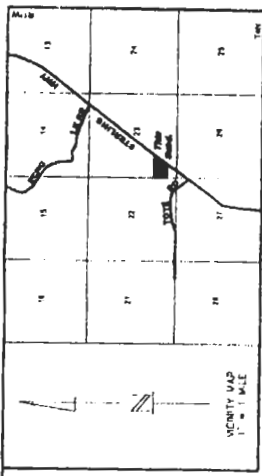
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END OF STAFF REPORT



LEGEND

- Record GLO Monument
- 5" Rebar/Cap Recovered
- 5" Rebar/Cap
- Set this Survey
- Record Data (1988-10)

CERTIFICATE OF OWNERSHIP AND DEDICATION
 We hereby certify that we are the owners of the real property shown and described hereon and that we hereby adopt this plan of subdivision and by our fees consent dedicate all rights-of-way to public use and grant all easements to the use shown.

NOTARY'S ACKNOWLEDGEMENT
 Subscribed and sworn before me this day of 2006

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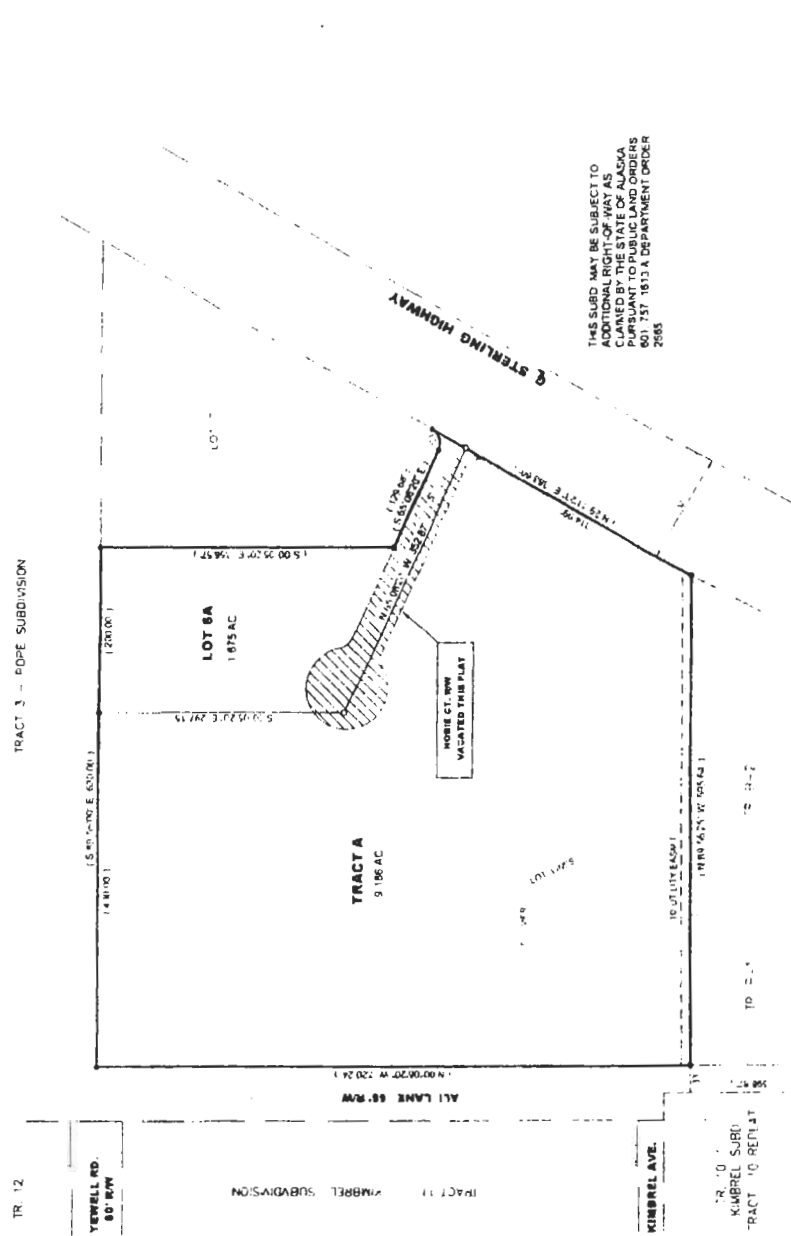
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CLASS.	DATE	AC.	DELTA	INVEST.	CHANGED	CHANGED
CL.	30.00	28.00	85.4012	19.54	27.70	87.2131

PLAT APPROVAL
 This plat was approved by the KENAI Peninsula Borough Planning Commission at the meeting of
 KENAI PENINSULA BOROUGH
 By Authorized Official

RECORDED
 KENAI RECORDING DISTRICT
 DATE 2006
 TIME M
 REQUESTED BY
 WHITFORD SURVEYING

NOTES
 BUILDING SET BACK - A setback of 20' feet is required from all street rights-of-way unless a lesser standard is approved by resolution of the appropriate planning commission.
 The front 10' of the building setback and the entire setback within 5' of the side lot line is a utility easement.
 No permanent structure shall be constructed or placed within a utility easement which would interfere with the ability of a utility to use the easement.
 No access to State maintained rights-of-way, permitted unless approved by State of Alaska Department of Transportation
 Old Sterling Highway Right-of-way vacated; Deeds Bk. 65, Pg. 992, MFD

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 No access to State maintained rights-of-way, permitted unless approved by State of Alaska Department of Transportation
 Old Sterling Highway Right-of-way vacated; Deeds Bk. 65, Pg. 992, MFD

HOBART SUBDIVISION
2006 ADDITION
 A RE-SUBDIVISION OF LOTS 1, 5, HOBART SUBDIVISION 1986 ADDITION & VACATION OF HOBART CT. LOCATED WITHIN THE SW1/4 SW1/4 SEC. 23, T4N, R11W, S4M, AK. 10.850 ACRES

WHITFORD SURVEYING
 PO BOX 4037, SODDINA, AK 99669
 190771-281-1072

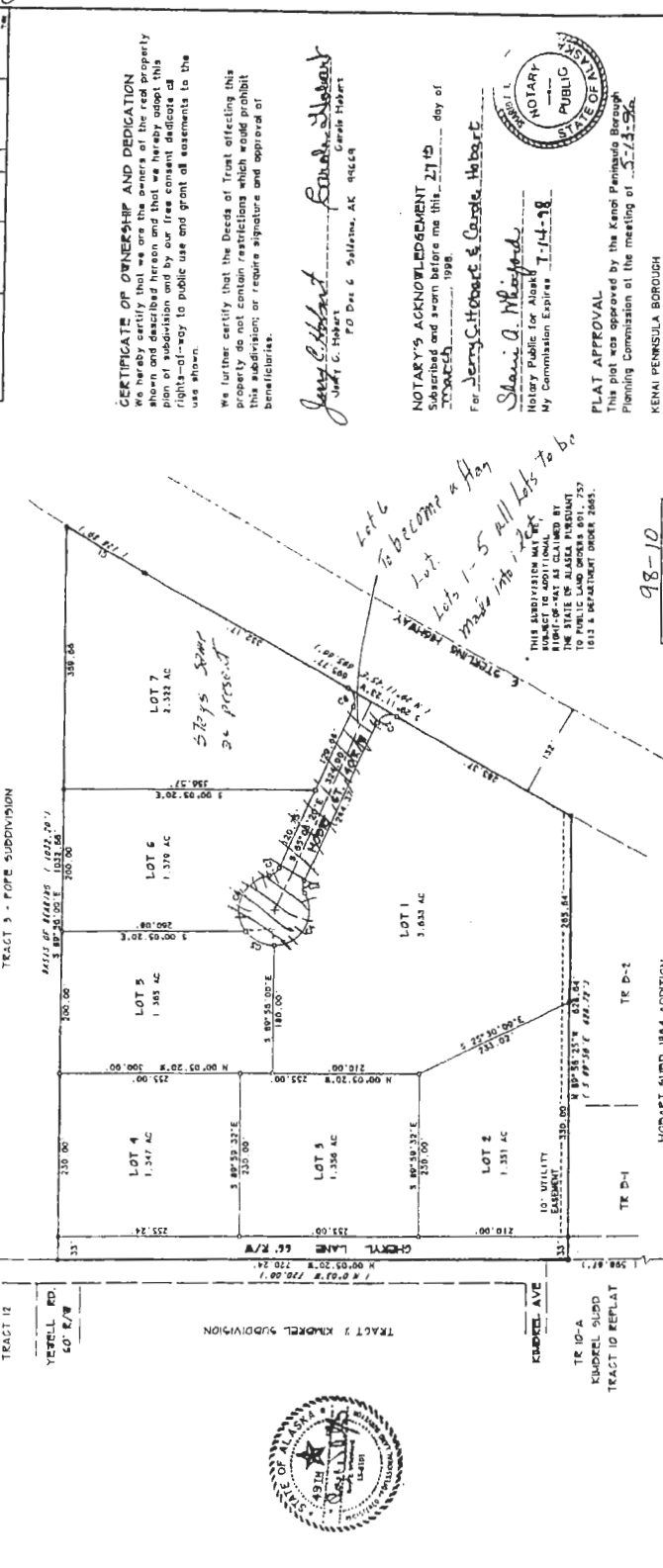
SURVEYED: July 2008
 SCALE: 1" = 100'
 DWG. FILE NO: Hobart2.dwg

2006-195

KN 98-10



- CONC. 8" x 4" NON RECOVERED
- 1/2" REBAR RECOVERED
- 5/8" REBAR/PLASTIC CAP
- SET THE SURVEY
- RECORD DATA (72-51)



98-10
RECORDED 80-
KNOX RECORD DISTRICT
DATE 4-28 88
BY THE JESS A.
REGISTERED PLANNING

WASTEWATER DISPOSAL: Soil conditions, water table levels, and soil slopes in this subdivision have been found suitable for the installation of a septic system. The septic system shall be designed by a professional engineer and shall meet the regulatory requirements of the Kenai Peninsula Borough. Any other type of onsite wastewater treatment and disposal system must be designed by a professional engineer registered to practice in Alaska, and the design must be approved by the Alaska Department of Environmental Conservation.

NOTES
BUILDING SET BACK - A setback of 20' feet is required from all street rights-of-way unless a lesser standard is approved by resolution of the appropriate planning commission.
The front 10' of the building setback and the entire setback within 5' of the side lot lines is a utility easement.
No permanent structure shall be constructed or placed within an easement which would interfere with the ability of a utility to use the easement.
No access to State maintained rights-of-way permitted unless approved by State of Alaska Department of Transportation.
Did Sterling Highway Right-of-way vacated: Deeds Bl. 55, Pg 992, KR0.

CERTIFICATE OF OWNERSHIP AND DEDICATION
We hereby certify that we are the owners of the real property shown and described herein and that we hereby adopt this plan of subdivision and by our free consent dedicate all rights-of-way to public use and grant of easements to the use shown.
We further certify that the Deeds of Trust affecting this property do not contain restrictions which would prohibit this subdivision; or require signature and approval of beneficiaries.

Jerry Sittobart
JERRY SITTOBART
180 Dux 6 Seldena, AK 99584

NOTARY'S ACKNOWLEDGEMENT
Subscribed and sworn before me this 27th day of MARCH 1998.
For *Jerry Sittobart & Gerald Hobart*
Sharon M. Woodford
Notary Public for Alaska
My Commission Expires 7-14-98



PLAT APPROVAL
This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of 5-13-98.
KENAI PENINSULA BOROUGH
By: *Sharon M. Woodford*
Authorized Official

HOBART SUBDIVISION
1996 ADDITION
A subdivision of Tract A - Hobart Subdivision
Located within the SW1/4 SW1/4 Sec. 23, T4N, R10W, S4, AK
3.727 ACRES
WEITFORD SURVEYING
PO BOX 4032 - SOLDOTNA, AK 99589
(907) 260-9082
SURVEYED: 4/98 SCALE: 1" = 100'
ENGINEER REG. NO. 98-074 ENGINEER REG. NO. 98041-000



Stephen J. Boudelle
CE 7857 March 25, 1998
Engineer License No. Date



Proposed Vacation

The information depicted hereon is for a graphical representation only of best available sources. The Kenal Peninsula Borough assumes no responsibility for any errors on this map.

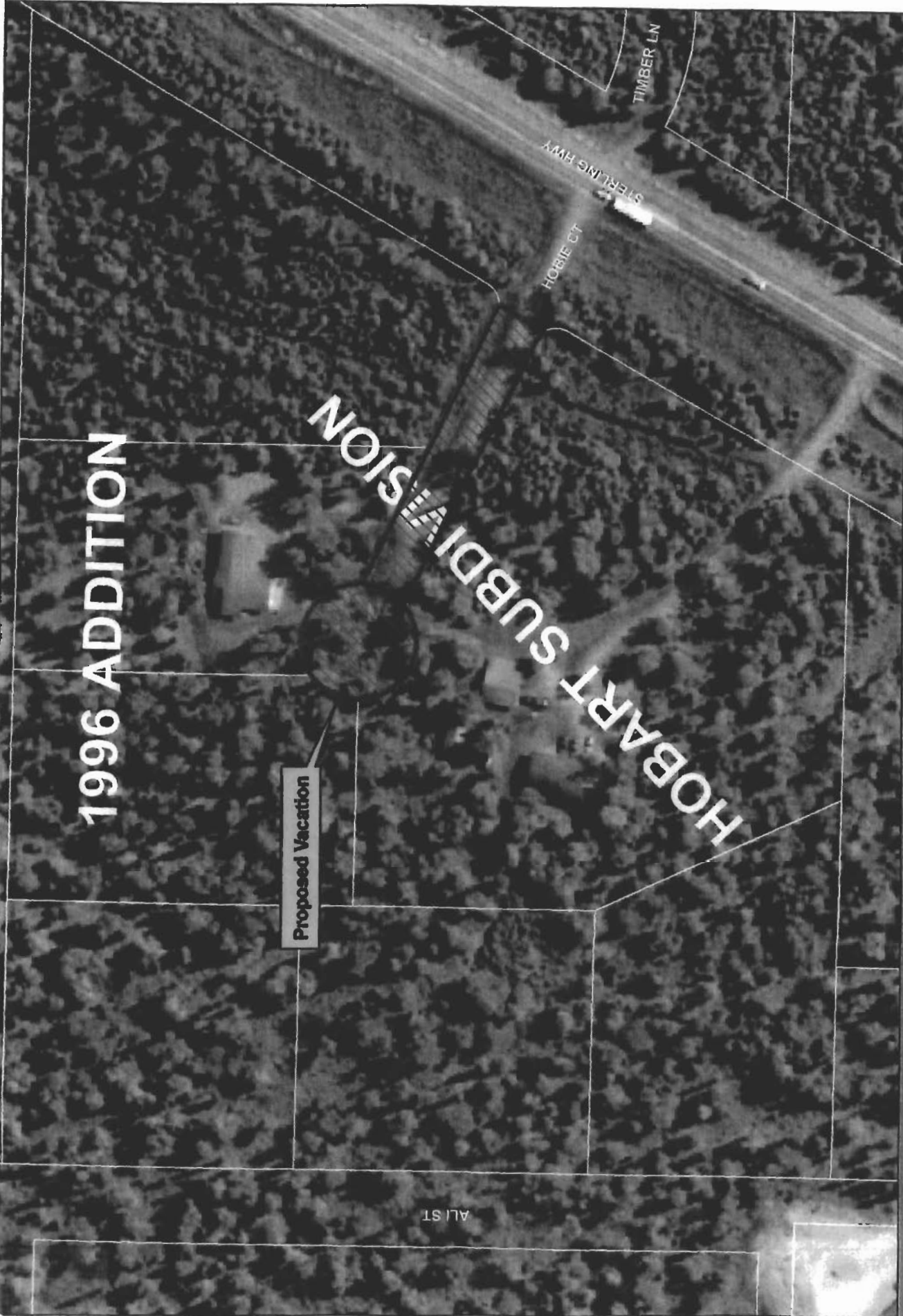


Kenal Peninsula Borough Planning Department

8/4/06

Vicinity Map





1996 ADDITION

HOBBART SUBDIVISION

Proposed Vacation

ALIST

TIMBER LN
STERLING HWY
HOBIE CT

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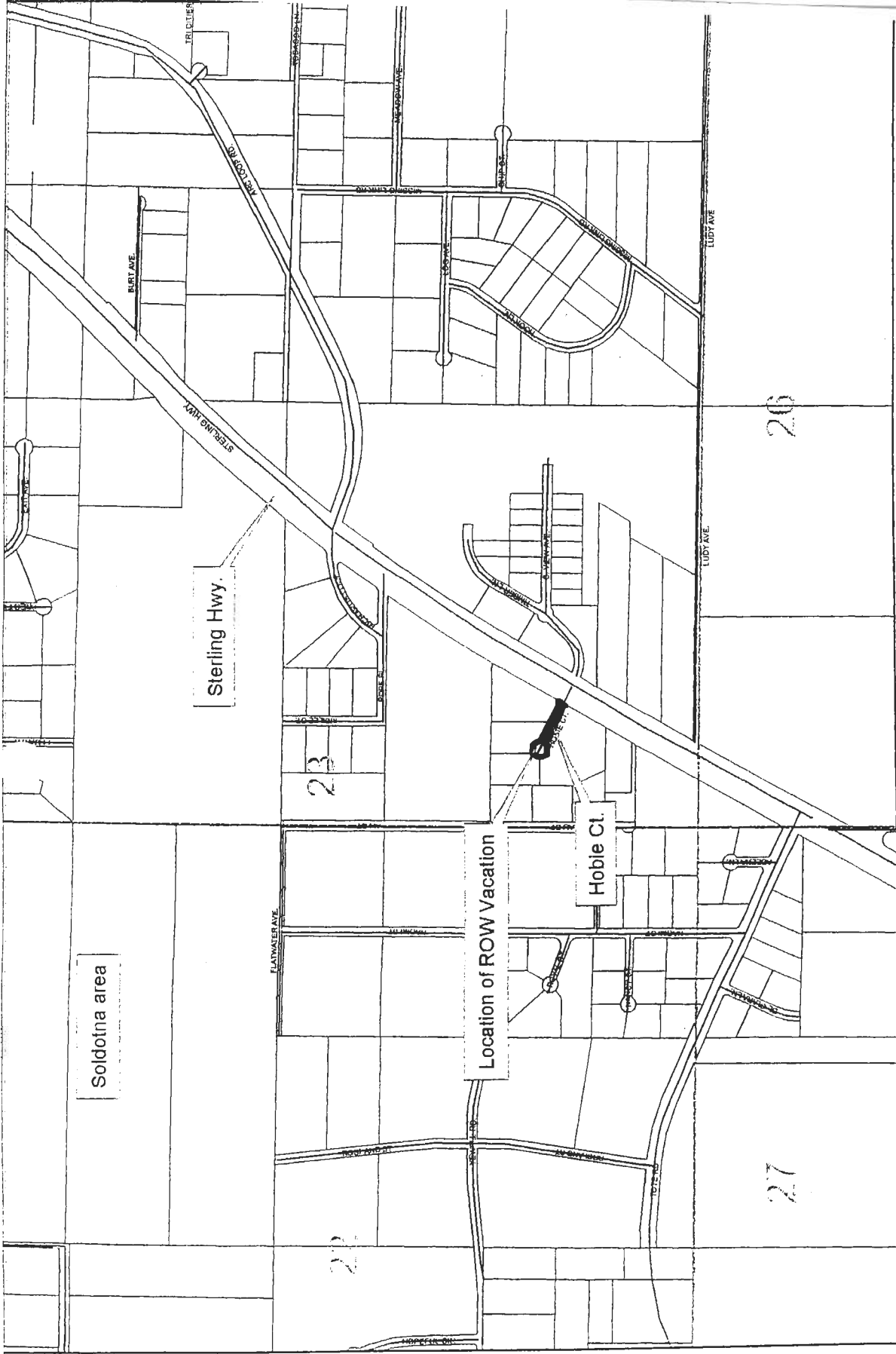


Kenai Peninsula Borough Planning Department

8/29/06

vicinity Map



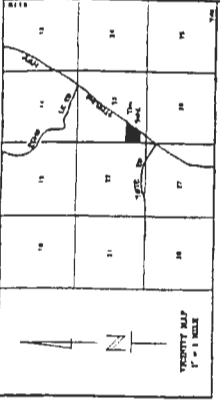


7/11/2006



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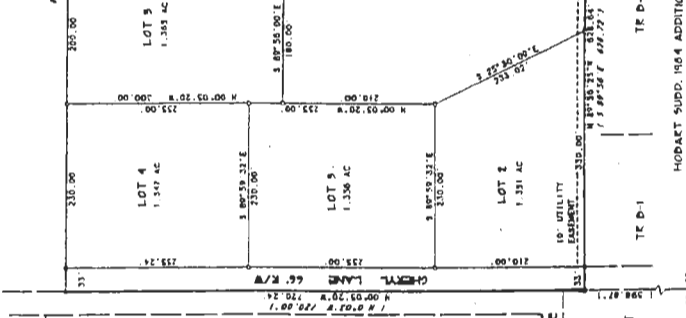
KN 98-10



VERTICAL MAP
1" = 1 MILE

- CONC. R/W W/ RECOVERED
 - 1/2" NEAR RECOVERED
 - 5/8" NEAR PLASTIC CAP SET THIS SURVEY
- () RECORD DATA (72-5')

TRACT 5 - WOTE SUBDIVISION



TRACT 12
YVELL RD.
60' R/W



CERTIFICATE OF OWNERSHIP AND DEDICATION
We hereby certify that we own the entire of the property shown and described hereon and that we hereby adopt this plan of subdivision and by our free consent dedicate all rights-of-way to public use and grant of easements to the use shown.

We further certify that the Deeds of Trust affecting this property do not contain restrictions which would prohibit the issuance or release of signatures and approval of beneficiaries.

Jerry C. Abbott
JERRY C. ABBOTT
FO Dr. 6 Salsima, AK 99508

NOTARY'S ACKNOWLEDGEMENT
Subscribed and sworn before me this _____ day of _____ 1998.
for *Jerry C. Abbott & Gertrude Hebert*



Shari A. McLeod
Shari A. McLeod
Notary Public for Alaska
My Commission Expires 1-14-18

PLAT APPROVAL
This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of 5-23-98.
KENAI PENINSULA BOROUGH
By: *Marybeth*
Authorized Official

**HOBART SUBDIVISION
1996 ADDITION**

A subdivision of Tract A - Hobart Subdivision
Located within the SW/4 SW/4 Sec. 23, 14N, 81W, 5N, AK
3.721 ACRES

WELIFORD SURVEYING
PO BOX 4032 - SOLEDAD, AK 99589
(907) 280-9092
SURVEYED: 4/98
SCALE: 1" = 100'
DWG. FILE: HOBART.82

98-10
RECORDED 80-
KENAI RECORDING DISTRICT
DATE: 4-28-98
TIME: 10:55 AM
Recorder's Office

*lots 6 to become a flag lot
lots 1-5 all lots to be made into 1 lot*

WASTEWATER DISPOSAL: Soil conditions, water table levels, and soils slopes in this subdivision have been found suitable for conventional onsite wastewater treatment and disposal systems serving single family or duplex residences and meeting the regulatory requirements of the Kenai Peninsula Borough. Any other type of onsite wastewater treatment and disposal to practice in Alaska, and the design must be approved by the Alaska Department of Environmental Conservation.

Stephen J. Boudelle CE 7157 March 25, 1998
Engineer License No. _____ Date

NOTES
BUILDING SET BACK - A setback of 20' feet is required from all street rights-of-way unless a lesser standard is approved by resolution of the appropriate planning commission.
The front 10' of the building setback and the entire setback within 5' of the side lot lines is a utility easement.
No permanent structure shall be constructed or placed within an easement which would interfere with the ability of a utility to use the easement.
No access to State maintained rights-of-way permitted unless approved by State of Alaska Department of Transportation.
Old Stealing Highway Right-of-way vacated: Deeds Bx. 85, Pg. 892, KR0.

ALS REQUIRES 10' P.U.E., 5' EACH SIDE
OF EXISTING BURIED COMMUNICATIONS
CABLE ALONG HOBIE CT.

Tally Humphrey
8/27/98

STATE OF ALASKA

DEPARTMENT OF TRANSPORTATION AND PUBLIC FACILITIES

CENTRAL REGION - PLANNING

FRANK H. MURKOWSKI, GOVERNOR

4111 AVIATION AVENUE
P.O. BOX 196900
ANCHORAGE, ALASKA 99519-6900
(907) 269-0520 (FAX 269-0521)
(TTY 269-0473)

August 28, 2006

Sylvia Vinson
Planning Department
Kenai Peninsula Borough

KPB
AUG 29 2006
PLANNING DEPT.

RE: Vacate Hobie Court

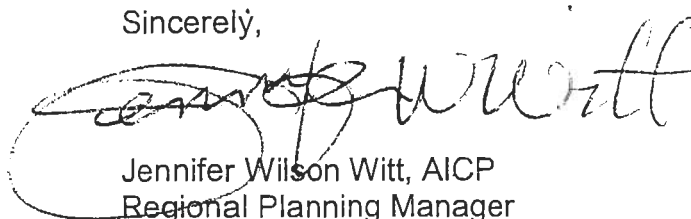
KPB File: 2006-192

Thank you for the opportunity to review the Notice of Public Hearing for the Hobie Court Vacation, a 40 foot right-of-way and a 50 foot radius cul-de-sac.

The Department is concerned that removing this one access point for multiple lots will create additional access requirements to the Sterling Highway in the future. If the owner is willing to limit access for Lots 6 & 7 by sharing the existing access and placing a plat note stating "access to lots 6 & 7 will be the existing shared access point", then we have no objection. However, if the owner is unwilling to limit access, then we recommend denial of this vacation.

Thank you for the opportunity to comment.

Sincerely,



Jennifer Wilson Witt, AICP
Regional Planning Manager

TV/em

cc: Paula Brault, Right of Way Supervisor, Right of Way
Department of Natural Resources; Mining, Land and Water

KENAI PENINSULA BOROUGH PLANNING DEPARTMENT

PETITION TO VACATE

PUBLIC RIGHT-OF-WAY/SECTION LINE EASEMENT

PUBLIC HEARING REQUIRED

Receipt of complete application with fees and all required attachments; a public hearing before the Planning Commission scheduled. The petition with all required information and attachments must be in the Planning Department at least 30 days prior to the preferred hearing date. By State Statute and Borough Code, the public hearing must be scheduled within 50 days of receipt of complete application.

- [] Fees - \$300 non-refundable fee to help defray costs of advertising public hearing. Plat fees will be in addition to vacation fees.
[] City Advisory Planning Commission. Copy of minutes at which this item was acted on, along with a copy of City Staff Report.
[] Name of public right-of-way proposed to be vacated is Hobie Ct; dedicated by plat of KN 0980010 Hobart Subd 1996 Addition Subdivision, filed as Plat No. 980010 in Kenai Recording District.
[] Are there associated utility easements to be vacated? [] Yes [X] No
Are easements in use by any utility company; if so which? HEA
[] Easement for public road or right-of-way as set out in (specify type of document) KN 0980010 as recorded in Book Page of the Recording District.
[] Section Line Easement. Width of easement must be shown on sketch.
[] Submit three copies of plat or map showing area proposed to be vacated. Must not exceed 11 x 17 inches in size.

Has right-of-way been fully or partially constructed? [X] Yes [] No
Is right-of-way used by vehicles/pedestrians/other? [] Yes [X] No Residents only (1)
Has section line easement been constructed? [] Yes [X] No
Is section line easement being used? [] Yes [X] No
Alternative right-of-way being provided? [X] Yes [] No

RECEIVED
JUL 10 2006

KENAI PENINSULA BOROUGH PLANNING DEPARTMENT

Reason for vacating Lots 1-5 & Lot 7 have never transferred ownership. Lot 1 owner Lot 6 has the and Lot 6 have the only structures. Lot 1 contains single family residence built in 1972 and Lot 6 has single family residence built in 1999

Lot 6 will be a flag lot with access by existing driveway which is in existing ROW

The petition must be signed (written signature) by owners of majority of the front feet of land fronting part of right-of-way or section line easement proposed to be vacated. Each must include mailing address and legal description of his/her property.

Submitted by: Signature [Signature]
Name Terry C. Hobart as [] representative [X] petitioner
Address 49440 Sterling Hwy
mail: PO Box 6, Soldotna, AK 99669
Phone (907) 262-4813

Signature [Signature]
Name Jerry C. Hobart
Address PO Box 6, Soldotna
Owner of Lots 1 thru 5 & 7
Signature [Signature]
Name Carole E. Hobart
Address P.O. Box 6 Soldotna
Owner of Lots 1 thru 5 & 7

Petitioners:
Signature [Signature]
Name Jason C. Hobart
Address PO Box 6, Soldotna, AK 99669
Owner of Lot #6
47700 Hobie Ct.
Signature
Name
Address
Owner of