

# Application for Temporary Snow Disposal Site (AO 2024-6)

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

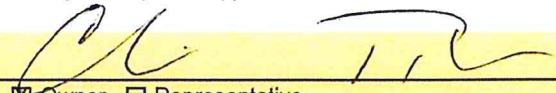
PETITIONER*		PETITIONER REPRESENTATIVE (if any)	
Name (last name first) Anchorage Sand & Gravel, Inc. (Ryan Morman)		Name (last name first) Triad Engineering, LLC (Brandon Marcott)	
Mailing Address 1040 O'Malley Road		Mailing Address P.O. Box 111989	
City Anchorage, AK 99515	State AK	City Anchorage, AK 99511	State AK
Contact Phone - Day 907-348-6433	Evening 907-529-0556	Contact Phone - Day 907-561-6537	Evening
E-mail ryan.morman@anchsand.com		E-mail brandonmarcott@triadak.com	

\*Report additional petitioners or disclose other co-owners on supplemental form. Failure to divulge other beneficial interest owners may delay processing of this application.

PROPERTY INFORMATION			
Property Tax #(000-000-00-000): 011-201-93-000, 011-201-92-000, 011-162-42-000			
Site Street Address: NE corner of Sand Lake Road and W. Dimond Blvd			
Current legal description: Lancaster Subdivision Tract A, Polen Park Subdivision Tracts 1 & 2			
Zoning: Mixed	Acreage: 73.9	Grid #: SW2324	Underlying plat #: 19-041, 80-059

APPROVAL REQUESTED
Information about request: (use additional sheet if necessary)  See attached.

I hereby certify that (I am)(I have been authorized to act for) owner of the property described above and that I petition for an administrative site plan review in conformance with Title 21 of the Anchorage Municipal Code of Ordinances. I understand that, for any permit applications that require payment of a fee, payment of the application fee is nonrefundable and is to cover the costs associated with processing those permit applications, and that it does not assure approval of the site plan.

Signature   Owner  Representative Date  
(Representatives must provide written proof of authorization)

Print Name CHRIS Taylor 2.12.24

Accepted by:	Poster & Affidavit:	Fee:	Case Number: 2024-0034
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**SUBMITTAL REQUIREMENTS**

1 copy required:  Narrative describing hours of operation, the truck route(s), and site security.

Site plan to scale showing snow storage areas, on-site circulation, driveways, and retention basins.

A signed statement indicating:

- This is a temporary use that shall be valid only until August 1, 2024, per AO 2024-6.



ENGINEERING, LLC

PHYSICAL

615 E. 82nd Ave., Suite 101

Anchorage, AK 99518

MAILING

P.O. Box 111989

Anchorage, AK 99511

OFFICE

907-561-6537

WEB

triadak.com

February 12<sup>th</sup>, 2024

Municipality of Anchorage  
Planning Department  
4700 Elmore Rd.  
Anchorage, Alaska 99519-6650

Attention: Dave Whitfield, Manager & Platting Officer, Planning Department  
Subject: Lancaster Subdivision Tract A, Polen Park Subdivision Tracts, 1 & 2 Temporary Snow Disposal Permit  
Parcel ID 011-201-93-000, 011-201-92-000, 011-162-42-000

Mr. Whitfield,

*7M  
Lancaster Subdivision Tract A and*

Please accept this letter as a request for a zoning permit for temporary snow disposal on Tracts 1 and 2 of Polen Park Subdivision. Access to and from the snow storage area is provided through Tract 1 Polen Park and Tract A Lancaster Subdivision. Specifically, this is a request for a permit in accordance with AO 2024-6 *An ordinance of the Anchorage Municipal Assembly waiving or modifying certain provisions of Anchorage Municipal Code... to include a streamlined permitting process... and allowing for discretionary waivers deemed in the public interest.*

The proposed 73.9-acre site contains a mix of zoning including PLI and R2M-SL and is located at the southerly end of the Sand Lake Pit in west Anchorage. Access and security are already established from the existing CUP approved for the site. See below for a location map.



Project Location

The site abuts R2M, R-2A, PLI-p, B1-A, R-1A and R-1 property to the north, east, west and south. Access to the site is via Sand Lake Road and W. Dimond Boulevard, both classified as minor arterials. Hours of operation will be Monday through Sunday, 24 hours a day. The site will operate in compliance with the relevant requirements listed in the Assembly Ordinance and noise levels will not exceed standards set forth in AMCR 15.70.080. Dust control during the melt season will be provided by water trucks, and litter will be collected from the site on a weekly basis. The zoning permit will be posted in a conspicuous location.

The site contains a low-lying area in the southwest corner suitable to collect snow melt runoff. Neighboring properties and ROW will not be negatively impacted by the proposed operation.

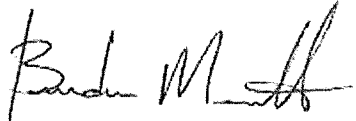
February 12<sup>th</sup>, 2024

Subject: Lancaster Subdivision Tract A, Polen Park Subdivision Tracts 1 & 2 Temporary Snow Disposal Permit  
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Triad Engineering, LLC respectfully requests approval for a temporary snow disposal site in accordance with AO 2024-6.

Thank you for your time and consideration in this matter. If you have any questions, please call 907-561-6537 or email me at [brandonmarcott@triadak.com](mailto:brandonmarcott@triadak.com).

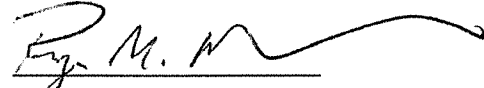
Sincerely,  
TRIAD ENGINEERING, LLC



Brandon Marcott, P.E.

Owner's Acknowledgement,

This is a temporary use that shall be valid only until August 1, 2024, per AO 2024-6.



Ryan Morman  
Anchorage Sand & Gravel, Inc.

2-12-24  
Date

Attachments: Access and Snow Storage Site Plan.



Sand Lake Rd

Sand Lake Rd

Entrance

Sand Lake Rd

Exit

Anchorage Sand & Gravel - Sand Lake...

SCALE House

**SNOW Dump**

Melt water retention area

AS&G can accept both:  
1. End-dumps  
2. 2. Side-dumps

Edna M. Fisk Memo

Seacliff Terrace Condominiums

W Dimond Blvd

Dimond Blvd

Endicott St

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