

MUNICIPALITY OF ANCHORAGE
PLANNING AND ZONING COMMISSION RESOLUTION NO. 2014-035

A RESOLUTION APPROVING AN AMENDMENT TO A LARGE RETAIL ESTABLISHMENT SITE PLAN IN THE B-3 (GENERAL BUSINESS) DISTRICT, IN ACCORDANCE WITH AMC 21.50.320 AND AMC 21.55.130; WITHIN DIMOND INDUSTRIAL SUBDIVISION, BLOCK 2, TRACT 5A-4, FRAGMENT LOTS 1 - 5; GENERALLY LOCATED SOUTH OF EAST DIMOND BOULEVARD AND WEST OF THE OLD SEWARD HIGHWAY, IN ANCHORAGE.

(Case 2014-0080; Parcel ID No. 013-092-24)

WHEREAS, a request has been received from Dimond Center Holdings, LLC., to amend a large retail establishment site plan in the B-3 (general business) district, in accordance with AMC 21.50.320 and AMC 21.55.130; within Dimond Industrial Subdivision, Block 2, Tract 5A-4, Fragment Lots 1 - 5; generally located south of east Dimond Boulevard and west of the Old Seward Highway, in Anchorage; and

WHEREAS, the Planning and Zoning Commission reviewed this request on the consent agenda on June 9, 2014.

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

- A. The Commission makes the following findings of fact:
 1. The site plan complies with the standards found in AMC 21.50.320 and AMC 21.55.130, with the conditions of approval.

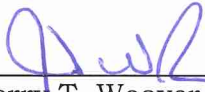
- B. The Commission approves the large retail establishment site plan, subject to the following conditions:
 1. All construction and improvements related to this approval shall be substantially in compliance with the application, narrative, and with the following plans on file with the Planning Division, except as modified by conditions of this approval:

H&M Dimond Center, prepared by kpb architects; sheets L1.00, L1.01, A1.01, A2.00, L2.00, and L2.01 dated 5/16/2014.
 2. A notice of zoning action, including a copy of the approved Commission resolution for this case, shall be filed with the State Recorder's Office and proof of such shall be submitted to the Department of Planning.
 3. Provide information to ensure that roof-top mechanical equipment is screened to mitigate views in all directions.

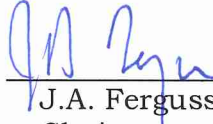
4. Submit a copy of the updated comprehensive Dimond Center Traffic Impact Analysis (TIA) and Dimond Center Parking Study to the Traffic Division for review and consideration.
5. Submit a photometric and outdoor lighting plan.

PASSED AND APPROVED by the Anchorage Planning and Zoning Commission this 9th day of June, 2014.

ADOPTED by the Anchorage Municipal Planning and Zoning Commission this 14th day of July, 2014. 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 21.30.030.



Jerry T. Weaver, Jr.
Secretary



J.A. Fergusson
Chair

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