

**STATE OF ALASKA
DEPARTMENT OF NATURAL RESOURCES
DIVISION OF MINING, LAND AND WATER**

DRAFT

KENAI AREA PLAN AMENDMENT SC-99-002A11

Region 7 - Homer, Management Units 333A and 333B

related to the
Anchor Point Heights Subdivision – ADL 232197

The Commissioner of the State of Alaska, Department of Natural Resources (DNR) finds that the following amendment to the Kenai Area Plan, described more fully in the Attachments, meets the requirements of AS 38.04.065 Land Use Planning and Classification and 11 AAC 55.010-030 Land Planning and Classification for land use plans and hereby adopts the amendment. The Department of Natural Resources will manage state lands within the area of the revision consistent with this designation and management intent.

- Designation: Unit 333A: Water Resources and Uses (wa), change approximately 17 acres of drier land to Settlement (se)
- Designation: Unit 333B: Settlement (se), change approximately 3 acres of wetlands to Water Resources and Uses (wa)
- Management Intent: To more closely align the terrain features to the appropriate designation, classification, and land use.

Concurrence by: Brent Goodrum
Director
Division of Mining, Land, and Water
Department of Natural Resources
State of Alaska

Date

Approved by: Andrew T. Mack
Commissioner
Department of Natural Resources
State of Alaska

Date

ATTACHMENT

DRAFT

to the
Kenai AREA PLAN AMENDMENT SC-99-002A11

Region 7 - Homer, Management Units 333A and 333B

related to the
Proposed Anchor Point Heights Subdivision – ADL 232197

Location: Near milepost 161 Sterling Highway, located within portions of N½NE¼ Section 13, Township 5 South, Range 15 West, Seward Meridian. See Attachment A-1 and A-2.

Authority: The authority to revise plans derives from AS 38.04.065(b) Land Use Planning and Classification. 11 AAC 55.030(f) Land Use Plan defines when a revision constitutes a plan amendment.

Current Plan: Project area embraces a combination of lands currently classified either Settlement (Unit 333B) or Water Resources and Uses (Unit 333A)

Proposed Plan Amendment: To realign portions of lands under both classifications to better fit the terrain and resource allocation purposes

Explanation: The Kenai Area Plan was adopted in 2000 and updated 2001; it has not been updated since. There is a demand from the public to obtain Settlement-classified land in the area. The parcels are appropriate for offering as provided in the Preliminary Decision dated November 28, 2016.

Assessment: The following alternatives are being considered:

1. (Preferred) Amend the Kenai Area Plan as described above to more appropriately designate and utilize resources. Amending the plan is the preferred alternative as it will allow the sale of settlement appropriate land to be classified settlement, providing the public an opportunity to obtain property in a desirable area. Amending the plan will also provide for more appropriate designation and protection of wetland areas.
2. (Status Quo) Do not amend the Kenai Area Plan. This alternative is not preferred as it would disallow the offering of settlement appropriate land, deny many Alaskans the opportunity to obtain land in this area and put wetlands at risk.

Requirements of AS 38.04.065 (b): The factors identified in this section of statute have been considered in the Preliminary Decision for the proposed Anchor Point Heights Subdivision – ADL 232197 issued on November 28, 2016 and the proposed action is consistent with that portion of the statute.