

# Application for Preliminary Plat

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

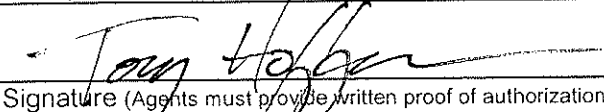
Please fill in the information asked for below.

PETITIONER*		PETITIONER REPRESENTATIVE (if any)	
Name (last name first) South-central Timber Development, Inc.		Name (last name first) Lantech, Inc.	
Mailing Address 255 East Fireweed Lane, Suite 104 Anchorage, Alaska 99503		Mailing Address 440 West Benson Blvd., Suite 103 Anchorage, Alaska 99503	
Contact Phone: Day: (907) 338-0880 Night:		Contact Phone: Day: 562-5291 Night:	
Fax:		Fax: 561-6626	
E-mail:		E-mail: mail@lantechi.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 # :	041-011-10-000	
Site Street Address: Shivalik Dr.		
Current Legal Description (use additional sheet if necessary) Tract B, Campbell Canyon Subdivision		
Zoning: R-10 SL	Acreage: 46.4	Grid #: SW2044
# Lots:	# Tracts: 1	Total # Parcels: 1

I hereby certify that (I am) (I have been authorized to act for) owner of the property described above and that I petition for subdivide it in conformance with Title 21 of the Anchorage Municipal Code of Ordinances. I understand that payment of the application fee is nonrefundable and is to cover the costs associated with processing this application, and that it does not assure approval of the subdivision. I also understand that assigned hearing dates are tentative and may have to be postponed by Planning Department Staff or the Platting Board, Planning and Zoning Commission, or the Assembly for administrative reasons.

4/3/2006	
Date	Signature (Agents must provide written proof of authorization)

PROPOSED SUBDIVISION INFORMATION		
Proposed Legal Description: (use additional sheet if necessary) Tracts B-1 and B-2, Canyon Villas Estates		
# Lots: 0	# Tracts: 2	Total # Parcels: 2

\$11491 JUN 05 2006

Accepted by:	Poster & Affidavit:	Fee:	Case Number:
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COMPREHENSIVE PLAN INFORMATION	
Anchorage 2020 Urban/Rural Services:	<input type="checkbox"/> Urban <input checked="" type="checkbox"/> Rural
Anchorage 2020 West Anchorage Planning Area:	<input type="checkbox"/> Inside <input checked="" type="checkbox"/> Outside
Anchorage 2020 Major Urban Elements: Site is within or abuts:	
<input type="checkbox"/> Major Employment Center	<input type="checkbox"/> Redevelopment/Mixed Use Area <input type="checkbox"/> Town Center
<input type="checkbox"/> Neighborhood Commercial Center	<input type="checkbox"/> Industrial Center
<input type="checkbox"/> Transit - Supportive Development Corridor	
Eagle River-Chugiak-Peters Creek Land Use Classification:	
<input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Parks/Open Space <input type="checkbox"/> Public Land Institutions	
<input type="checkbox"/> Marginal land <input type="checkbox"/> Alpine/Slope Affected <input type="checkbox"/> Special Study	
<input type="checkbox"/> Residential at _____ dwelling units per acre.	
Girdwood-Turnagain Arm:	
<input type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Parks/Open Space <input type="checkbox"/> Public Land Institutions	
<input type="checkbox"/> Marginal land <input type="checkbox"/> Alpine/Slope Affected <input type="checkbox"/> Special Study	
<input type="checkbox"/> Residential at _____ dwelling units per acre.	

ENVIRONMENTAL INFORMATION	
Wetlands Classification:	<input type="checkbox"/> None <input checked="" type="checkbox"/> "C" <input type="checkbox"/> "B" <input type="checkbox"/> "A"
Avalanche Zone:	<input type="checkbox"/> None <input checked="" type="checkbox"/> Blue Zone <input type="checkbox"/> Red Zone
Floodplain:	<input checked="" type="checkbox"/> None <input type="checkbox"/> 100 Year <input type="checkbox"/> 500 Year
Seismic Zone (Harding/Lawson):	<input type="checkbox"/> "1" <input checked="" type="checkbox"/> "2" <input type="checkbox"/> "3" <input type="checkbox"/> "4" <input type="checkbox"/> "5"

RECENT REGULATORY INFORMATION (Events that have occurred in the last 5 years for all or portion of site)	
<input type="checkbox"/> Rezoning	Case Number:
<input checked="" type="checkbox"/> Preliminary Plat <input checked="" type="checkbox"/> Final Plat	Case Number(s): S-11277
<input checked="" type="checkbox"/> Conditional Use	Case Number(s): Not yet assigned
<input checked="" type="checkbox"/> Zoning Variance	Case Number(s): Not yet assigned
<input type="checkbox"/> Land Use Enforcement Action for:	
<input type="checkbox"/> Building of Land Use Permit for:	
<input checked="" type="checkbox"/> Wetland	<input type="checkbox"/> Army Corp of Engineers <input checked="" type="checkbox"/> Municipality of Anchorage

POTABLE WATER AND WASTE WATER DISPOSAL	
Potable Water provided by:	<input type="checkbox"/> Public Utility <input checked="" type="checkbox"/> Community well <input type="checkbox"/> Private well
Wastewater disposal method:	<input type="checkbox"/> Public Utility <input type="checkbox"/> Community system <input checked="" type="checkbox"/> Private on-site

APPLICATION CHECKLIST	
Fee:	
Plat: Copies	<input checked="" type="checkbox"/> 42 (long plats) <input type="checkbox"/> 32 (short plats only) <input checked="" type="checkbox"/> 8 1/2"x11" reduced copy
Other Maps	<input checked="" type="checkbox"/> Aerial photo <input checked="" type="checkbox"/> Housing stock <input checked="" type="checkbox"/> Zoning
Mandatory on plat depictions:	<input type="checkbox"/> Pedestrian walkway <input type="checkbox"/> Landscaping required by zoning
Property Title:	<input checked="" type="checkbox"/> Certificate to Plat
Additional required documents unless specifically waived by Platting Officer:	
<input checked="" type="checkbox"/> Site topography (4 copies minimum)	Waived by _____
<input checked="" type="checkbox"/> Soils investigation and analysis	Waived by _____
<input checked="" type="checkbox"/> Subdivision Drainage Plan	Waived by _____