



Planning Commission

(907) 586-0715

PC_Comments@juneau.gov

www.juneau.org/community-development/planning-commission

155 Heritage Way • Juneau, AK 99801

PLANNING COMMISSION NOTICE OF DECISION

Date: October 1, 2024

File No.: SMF2024 0002

Shawn Kantola
8287C Garnet Street
Juneau, AK 99801
shawnkantola@yahoo.com

Proposal: Final Plat approval for the ten (10) lot Silver Acres Subdivision in accordance with the conditions outlined in SMP2024-0002.

Property Address: Silver Street

Legal Description: BLACK BEAR LT 3

Parcel Code No.: 4B2601020043

Hearing Date: September 24, 2024

The Planning Commission, at its regular public meeting, adopted the analysis and findings listed in the attached memorandum dated September 16, 2024, and approved the final plat to be conducted as described in the project description and project drawings submitted with the application and with the following conditions:

1. Prior to approval of the final plat, the applicant has constructed all required improvements or provided a financial guarantee in accordance with CBJ 49.55.010.

Attachment: September 16, 2024, memorandum from David Matthew Peterson, Community Development, to the CBJ Planning Commission regarding SMF2024 0002.

This Notice of Decision does not authorize any construction. Prior to starting any project, it is the applicant's responsibility to obtain the required building permits.

This Notice of Decision constitutes a final decision of the CBJ Planning Commission. Appeals must be brought to the CBJ Assembly in accordance to CBJ 01.50.030. Appeals must be filed by 4:30 P.M. on the day twenty days from the date the decision is filed with the City Clerk, pursuant to CBJ 01.50.030(c). Any action by the applicant in reliance on the decision of the Planning Commission shall be at the risk that the decision may be reversed on appeal (CBJ 49.20.120).

Shawn Kantola
File No.: SMF2024 0002
October 1, 2024
Page 2 of 2

Effective Date: The permit is effective upon approval by the Commission, September 24, 2024.

(*For Phased Subdivisions Only***)** [Approval of a final plat consisting of a portion of the preliminary plat will not extend the expiration date of the remaining lots.]


FOR Mandy Cole, Chair
Planning Commission

10/1/24
Date

Nicolette Chappell
Filed With City Clerk

10/1/24
Date

NOTE: The Americans with Disabilities Act (ADA) is a federal civil rights law that may affect this subdivision. ADA regulations have access requirements above and beyond CBJ - adopted regulations. Owners and designers are responsible for compliance with ADA. Contact an ADA - trained architect or other ADA trained personnel with questions about the ADA: Department of Justice (202) 272-5434, or fax (202) 272-5447, NW Disability Business Technical Center (800) 949-4232, or fax (360) 438-3208.